

UNOFFICIAL COPY



WARRANTY DEED

THE GRANTORS, **NICHOLAS CHAPAS and KAREN CHAPAS**, of 1669 Nebraska Drive, Elk Grove Village, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid, CONVEY and WARRANT an undivided 50% interest as tenants in common:

NICHOLAS GEORGE CHAPAS or KAREN CHAPAS, Trustees, or their successors in trust, under the **NICHOLAS GEORGE CHAPAS LIVING TRUST**, dated **April 23, 2014**, and any amendments thereto, of 1669 Nebraska Drive, Elk Grove Village, County of Cook, State of Illinois, and an undivided 50% interest as tenants in common:

KAREN CHAPAS or NICHOLAS GEORGE CHAPAS, Trustees, or their successors in trust, under the **KAREN CHAPAS LIVING TRUST**, dated **April 23, 2014**, and any amendments thereto, of 1669 Nebraska Drive, Elk Grove Village, County of Cook, State of Illinois, to wit:

LOT 4961 IN ELK GROVE VILLAGE, SECTION 17, BEING A SUBDIVISION IN SECTION 25 AND SECTION 36, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN ELK GROVE VILLAGE, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS ON NOVEMBER 14, 1969 AS DOCUMENT NUMBER 21013188, IN COOK COUNTY, ILLINOIS.

Property Address: 975 Grissom Drive, Elk Grove Village, Illinois 60007
Permanent Index Number: 07-36-210-008-0000

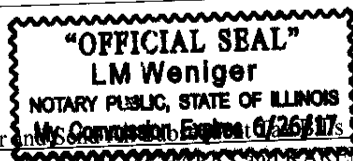
with full power and authority in any Trustee or Successor Trustee to protect, sell, lease, encumber or dispose of the Real Estate in the same manner as a person owning it in fee simple and without any trust, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 30 day of May, 2014.
Nicholas M. Chapas (Seal) Karen Chapas (Seal)
NICHOLAS CHAPAS KAREN CHAPAS

State of ILLINOIS)
County of COOK) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that NICHOLAS CHAPAS and KAREN CHAPAS, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 30 day of MAY, 2014.
L.M. Weniger
Notary Public

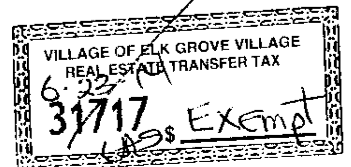


This Instrument Was Prepared By and Mail To:
Steven H. Peck
Law Offices of Steven H. Peck
300 Saunders Rd., Suite 100
Riverwoods, Illinois 60015

Taxpayer and Grantor's Name: NICHOLAS GEORGE CHAPAS and KAREN CHAPAS
1669 Nebraska Drive
Elk Grove Village, Illinois 60007

Doc#: 1418850076 Fee: \$40.00
RHSP Fee: \$9.00 RPPF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/07/2014 03:33 PM Pg: 1 of 2

(Above Space for Recorder's Use Only)
Exempt under Paragraph E, ILLINOISCS 200, Section 7-4.5 (Illinois Transfer Tax Law)
Date: 04/14 Name: [Signature]



126
28

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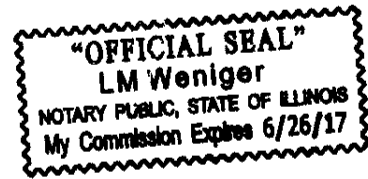
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms and verifies that the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: MAY 27 2014 Signature: *Nicholas M. Chapas*
Grantor or Agent

Subscribed and sworn to before me this
27 day of MAY, 2014.

L.M. Weniger
Notary Public



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: 9/4/14 Signature: *Jeff M. Peck*
Grantee or Agent

Subscribed and sworn to before me this
4th day of June, 2014.

SK
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantor/grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)