

701154
UNOFFICIAL COPY
WARRANTY DEED (Illinois)

THIS DEED is made as of the 23 day of
June, 2014, by and between



Doc#: 1420417160 Fee: \$68.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/23/2014 03:57 PM Pg: 1 of 4

CARLOS M. GARCIA, a *married man*

("Grantor," whether one or more),

and

RICHARD R CAMERON & MARIA L
CAMERON

("Grantee," whether one or more).

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does WARRANT, COVENANT, AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

UNITS B AND G-2, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN THE 4003 NORTH WOLCOTT CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0021373482, IN THE SOUTHEAST QUARTER OF SECTION 40, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 14-18-424-029-1002 / 14-18-424-029-1008 / VOLUME 481

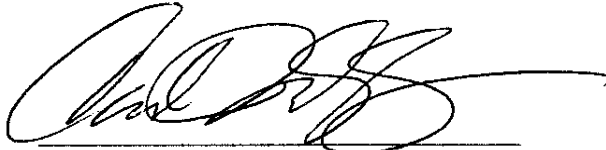
COMMONLY KNOWN AS: 4003 N WOLCOTT AVE., UNIT B, CHICAGO, IL 60613

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents issues and profits hereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantee, his heirs and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Covenants, conditions, restrictions of record, public and utility easements, provided that such exceptions do not impair Purchaser's intended use of the Unit of residential purposes, and general real estate taxes for the year 2013 and subsequent years.

UNOFFICIAL COPY

IN WITNESS WHEREOF, said Grantor has caused its signature to be hereto affixed, and has caused its name to be signed to these presents, this 23 day of June, 2014.



CARLOS M. GARCIA

THIS is Not Homestead Property

Prepared by: Rosenthal Law Group, LLC, 3700 W Devon Ave, Lincolnwood, IL 60712

MAIL TO:

JASON COOK
400 S. COUNTY FARM RD, #110
WHEATON, IL 60187

SEND SUBSEQUENT TAX BILLS TO:

RICHARD R CAMERON
MARIA L CAMERON
4003 N. WOLCOTT AVENUE, UNIT B
CHICAGO, IL 60613

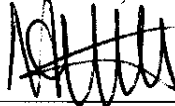
OR

RECORDER'S OFFICE BOX NO. _____

STATE OF ILLINOIS }
 } SS
COUNTY OF COOK }

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that CARLOS M. GARCIA is/are personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered said instrument as their free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 23 day of JUNE, 2014.

Notary Public 

My Commission Expires: 6.19.16



UNOFFICIAL COPY

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

23-Jul-2014



| | |
|-----------------|----------|
| CHICAGO: | 3,123.75 |
| CTA: | 1,249.50 |
| TOTAL: | 4,373.25 |

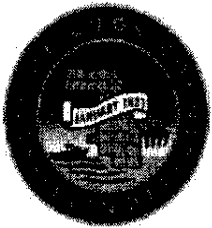
14-18-424-029-1002 | 20140601606893 | 1-067-577-472

UNOFFICIAL COPY

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

23-Jul-2014



| | |
|------------------|--------|
| COUNTY: | 208.25 |
| ILLINOIS: | 416.50 |
| TOTAL: | 624.75 |

14-18-424-029-1002 | 20140601606693 | 1-853-943-936