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After Recording Return to:

[423] 348420

Doc#: 1423134042 Fee: \$44.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00 Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 08/19/2014 11:22 AM Pg: 1 of 4

Instrument Prepared by:

Roger R. Ochoa, Esq. 1127 E. Cambridge Dr. Schererville, IN 46375 Licensed in IL, Bar ID No. 6287012

Mail Tax Statements To:

Faye Weaver 2916 West 140 Place Blue Island, IL 60406

Tax Parcel ID# 28-01-320-046-0000

WARRANTY DEED

Tax Exempt under provised of Paragraph E Section 31-45 Property Tax Code

By: Jarye WEAVER

, date **]/5_/**

This WARRANTY DEED executed this 15 day of 14 Ly, 2014. WITNESSETH, FAYE WEAVER, who incorrectly acquired title FAY WEAVER, an unmarried woman, of the County of Cook, State of Illinois, hereinafter called "GRANTOR," whether one or more, does hereby grant to FAYE WEAVER, an unmarried woman, residing at 2916 West 140 Place, Blue Island, H. 60406, hereinafter called "GRANTEE," whether one or more:

Wherever used herein the terms "GRANTOR" AND "GRANTEF" include all the parties to this instrument and the heirs, legal representatives and assigns of individuals, and the successors and assigns of corporations.

GRANTOR, for and in consideration of the sum of \$0.00, Zero Dollars and No Cents and other valuable considerations, the receipt whereof is hereby acknowledged, does hereby warrant, grant, bargain, sell, assign, remiss, release, convey and confirm unto the GRANTEE, all that certain land, situated in Cook County, Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Assessor's Parcel Tax ID#: 28-01-320-046-0000

PROPERTY ADDRESS: 2916 West 140 Place, Blue Island, IL 60406

Together with all the tenements, hereditaments, and appurtenances thereto belonging or in anywise appertaining.

TO HAVE AND TO HOLD, the same in fee simple forever.

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AND the GRANTOR hereby covenants with said GRANTEE that the GRANTOR is lawfully seized of said land in fee simple; that the GRANTOR has good right and lawful authority to sell and convey said land, hereby warrant the title to said land and will defend the same against the lawful claims of all persons whomsoever.

Subject to: covenants, conditions and restrictions of record; and taxes from 2014 and subsequent years, including taxes which may accrue by reason of new or additional improvements during the current year.

In all references herein to any parties, persons, entities or corporations, the use of any particular gender or the plural or singular number is intended to include the appropriate gender or number as the 'ext of the within instrument may require.

IN WITNESS WHUREOF, GRANTOR has hereunto set his hand and seal the day and year first written above.

STATE OF ILLINOIS

COUNTY OF COOK

, a Notar, Public in and for said County and State aforesaid, DO HEREBY CERTIFY that FAYE WEAVER, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein se Torth, including the release and waiver of the right of homestead.

Given under my hand official seal this _

OFFICIAL SEAL WENDELL MCSHAN NOTARY PUBLIC - STATE OF ILLINOIS

MY COMMISSION EX1. RES:08/02/14

Notary Public

15 day of

My commission expires:

No title search was performed on the subject property by the preparer. The preparer of this deed makes no representation as to the status of the title nor property use or any zoning regulations concerning described property herein conveyed nor any matter except the validity of the form of this instrument. Information herein was provided to preparer by GRANTOR/GRANTEE and/or their agents; no boundary survey was made at the time of this conveyance.

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EXHIBIT ALEGAL DESCRIPTION

The following described real estate situated in the County of Cook and State of Illinois, to-wit:

LOT 46 IN BLOCK 7 IN CALIFORNIA GARDENS, IN THE NORTH HALF OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO PLAT THEREOF REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON APRIL 27, 1954, AS DOCUMENT NUMBER 1519870.

Being the same property conveyed from MARGARET BECK-ALLEN, a married woman, to FAY WEAVER, dated June 3, 2014, recorded June 4, 2014, as Document No. 1415544083, in Cook County Records.

Assessor's Parcel No: 28-61-320-046-0000

Property Address: 2916 140 Place, Blue Island, IL 60406

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, 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, a partnership 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.

Date: 7-15-14	
Signature: X My Messel.	
Grantor of Algent	
SUBSCRIBED and SWORN to before me on July 15, 2014.	~~~~~
(Impress Sed Here)	OFFIC

The grantee or his agent affirms and verifice 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, a partnership 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 of acquire and hold title to real estate under the laws of the State of Illinois.

ignature:

SUBSCRIBED and SWORN to before me on.

(Impress Seal Here)

Notary Public

OF FICH L SEAL WENDELL MICSHAN NOTARY PUBLIC - STATE OF ILLINOIS

NOTARY PUBLIC - STATE OF ILLINOIS

MY COMMISSION EXP

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

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