

WARRANTY DEED
ILLINOIS STATUTORY



Doc#: 1425134037 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/08/2014 09:58 AM Pg: 1 of 2

Mail to:

Simon Edelstein
939 W GRACE
CHICAGO IL 60613

Name & Address of Taxpayer:

ELIZABETH REYES

3244 N KILBOURN AVE UNIT 13

CHICAGO, IL 60641

(Space for Recorder's Use)

THE GRANTOR(S), RENEE COOPER, A SINGLE WOMAN

of the CITY CHICAGO, County of COOK State of ILLINOIS
for and in consideration of TEN DOLLARS DOLLARS

and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to
THE GRANTEE(S), ELIZABETH REYES, Married Woman

(Grantee's Address) 3244 N KILBOURN AVE UNIT 13, CHICAGO, IL 60641

of the CITY CHICAGO, County of COOK State of IL

in the form of ownership:

all interest in the following described real estate situated in the County of COOK, in the State of Illinois to wit:

PARCEL 1:

LOT 17 IN KILBOURN COURT TOWN HOMES SUBDIVISION, BEING A SUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, ALSO LEGALLY DESCRIBED AS: THAT PART OF THE SOUTH 10 ACRES OF THE WEST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 (EXCEPT THE WEST 410 FEET AND EXCEPT THE EAST 33 FEET THEREOF TAKEN FOR A STREET AND EXCEPT THE NORTH 133 FEET THEREOF AND EXCEPT THE SOUTH 33 FEET TAKEN FOR BELMONT AVENUE THEREOF) IN SECTION 22, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE EAST 100 FEET OF THE WEST 410 FEET OF THE SOUTH 10 ACRES OF THE WEST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 (EXCEPT THE SOUTH 33 FEET THEREOF TAKEN FOR BELMONT AVENUE), IN SAID SECTION 22, BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE INTERSECTION OF THE NORTH LINE OF WEST BELMONT AVENUE, SAID NORTH LINE BEING 33 FEET NORTH OF THE SOUTH LINE OF SAID SOUTHWEST 1/4 OF SECTION 22 AND THE WEST LINE OF NORTH KILBOURN AVENUE, SAID WEST LINE BEING 33 FEET WEST OF THE EAST LINE OF WEST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SAID SECTION 22; THENCE NORTH 00 DEGREES 10 MINUTES 17 SECONDS WEST, ALONG THE WEST LINE OF SAID NORTH KILBOURN AVENUE, 420.93 FEET; THENCE SOUTH 89 DEGREES 49 MINUTES 43 SECONDS WEST, 227.13 FEET TO THE POINT OF BEGINNING; THENCE SOUTH 89 DEGREES 49 MINUTES 43 SECONDS EAST, 16.50 FEET; THENCE SOUTH 00 DEGREES 10 MINUTES 17 SECONDS EAST, 43.33 FEET, TO THE POINT OF BEGINNING.

PARCEL 2:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS SET FORTH IN AND CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS FOR THE KILBOURN COURT TOWN HOMES RECORDED AS DOCUMENT NUMBER 04188322056, IN COOK COUNTY, ILLINOIS.

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number(s): 13-22-321-031-0000

Property Address: 3244 N KILBOURN AVE UNIT 13, CHICAGO, IL 60641

UNOFFICIAL COPY

Dated this 18th day of August, 2014

(Seal)

Renee M. Cooper

RENEE COOPER

(Seal)

(Seal)

(Seal)

(NOTE: Please type or print names below all signatures.)

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
RENEE COOPER, A SINGLE WOMAN

personally known to me to be the same person(s) whose name(s) 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 set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this 18th day of August, 2014

[Signature]

Notary Public

(Seal)



My commission expires: 11-17-14

REAL ESTATE TRANSFER TAX		04-Sep-2014
	CHICAGO:	1,237.50
	CTA:	495.00
	TOTAL:	1,732.50

13-22-321-031-0000 | 20140801620887 | 0-758-954-112

COOK COUNTY, ILLINOIS TRANSFER STAMP

Name & Address of Preparer:

ANTHONY V. PANZICA
ATTORNEY AT LAW
2510 W. IRVING PARK ROAD # B
CHICAGO, IL 60618

REAL ESTATE TRANSFER TAX		04-Sep-2014
	COUNTY:	82.50
	ILLINOIS:	165.00
	TOTAL:	247.50

13-22-321-031-0000 | 20140801620887 | 1-393-067-136

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).