

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY



Mail to:

THOMAS L. DEMAS
ATTY AT LAW
6821 NORTH AV. #201
OAK PARK, IL 60302

Doc#: 1427634014 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/03/2014 08:50 AM Pg: 1 of 2

Name & Address of Taxpayer:

C.J. Biernacki

11101 Boeger Ct.
Westchester, IL 60154

(Space for Recorder's Use)

THE GRANTOR(S), Hortensia Villanueva NKA Hortensia Armour, a married woman

413 Windy Hill Ln, Fort Worth TX 76108
of the Village of _____, County of _____, State of _____

for and in consideration of \$10.00 (Ten) _____ DOLLARS

and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to
THE GRANTEE(S), Casey Biernacki, as an individual

(Grantee's Address) 11101 Boeger Ct., Westchester, IL 60154

of the Village of Westchester, County of Cook, State of Illinois

in the form of ownership: \$10.00 (Ten)

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

LOT 7 IN BLOCK 8 IN FAIRLAWN SUBDIVISION UNIT 2, A SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AS PER PLAT RECORDED SEPTEMBER 15, 1955 IN RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 16362275, IN COOK COUNTY, ILLINOIS.

Grantee herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of this deed. After this 30 day period, Grantee is further prohibited from conveying the property for a sales price greater than \$206,400.00 until 90 days from the date of this deed. These restrictions shall run with the land and are not personal to the Grantee.

REAL ESTATE TRANSFER TAX

02-Oct-2014



COUNTY: 63.00
ILLINOIS: 112.00
TOTAL: 258.00

15-20-314-007-0000 | 20140901628496 | 0-353-612-928

TRANSFER STAMP
Certification of Compliance
Village of Westchester, Illinois
AL 9-30-14

NOT HOMESTEAD PROPERTY

Permanent Index Number(s): 15-20-314-007-0000

Property Address: 11101 Boeger Ct., Westchester, IL 60154

A14-177394

UNOFFICIAL COPY

Dated this 12 day of Sept, 14

Hortensia Villanueva (Seal)
Hortensia Villanueva

Hortensia Armour (Seal)
NKA Hortensia Armour

(Seal)

(Seal)

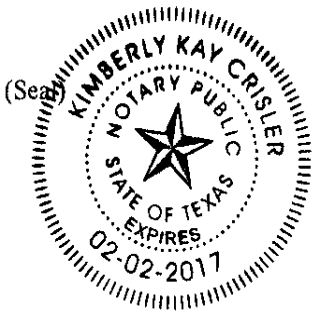
(NOTE: Please type or print names below all signatures.)

STATE OF ~~ILLINOIS~~ TEXAS)
COUNTY OF ~~COOK~~ Tarrant) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Hortensia Villanueva NKA Hortensia Armour, a married 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 12th day of September 2014



Kimberly Kay Crisler
Notary Public

My commission expires: 2/2/17

COOK COUNTY / ILLINOIS TRANSFER STAMP

Name & Address of Preparer:
Theresa L. Panzica
Theresa L. Panzica LLC
2510 W. Irving Park
Chicago, IL 60618

or
Exempt under provisions of Paragraph
Section 4, Real Estate Transfer Tax Act.
Date:

Buyer, Seller or Representative

** 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).