

UNOFFICIAL COPY



Doc#: 1435218109 Fee: \$42.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/18/2014 02:29 PM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY

(Joint Tenants to Individual)

H74538

THE GRANTOR(S), LEON ASSARIAN AND HAYCANOUCH JANSEZIAN, husband and wife and currently residing at 4937 W. Dakin St., Chicago, Illinois 60641, as to an undivided 50% interest and ANKINE VARTANIAN, a widower and currently residing at 4937 W. Dakin St., Chicago, Illinois 60641, as to an undivided 50% interest, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to ADALBERTO PEREZ, a married / unmarried individual currently residing at 2805 N. Campbell St, Chicago, IL 60618, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: **SEE ATTACHED LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT A**

SUBJECT TO: Covenants, conditions, and restrictions of record, public and utility easements; existing tenancies and leases; acts done by or suffered through Buyer; and all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises in severalty forever.

Permanent Real Estate Index Number(s): 13-21-206-007-0000
Address(es) of Real Estate: 4937 W. DAKIN STREET, CHICAGO, ILLINOIS 60641

DATED: DECEMBER 15, 2014

LEON ASSARIAN

HAYCANOUCH JANSEZIAN

ANKINE VARTANIAN

REAL ESTATE TRANSFER TAX 18-Dec-2014

	COUNTY:	132.50
	ILLINOIS:	265.00
	TOTAL:	397.50

13-21-206-007-0000 | 20141201652178 | 0-913-238-656

REAL ESTATE TRANSFER TAX 18-Dec-2014



CHICAGO:	1,987.50
CTA:	795.00
TOTAL:	2,782.50

13-21-206-007-0000 | 20141201652178 | 1-301-998-208

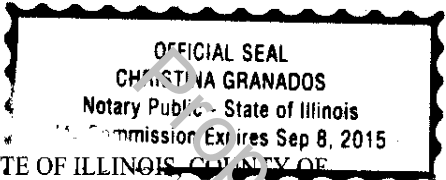
HERITAGE TITLE COMPANY
5849 W LAWRENCE AVE
CHICAGO, IL 60630

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT LEON ASSARIAN AND HAYCANOUCH JANSEZIAN, known to me to be the person whose name(s) is 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.

Given under my hand and official seal, this 15th day of DECEMBER 20 14.

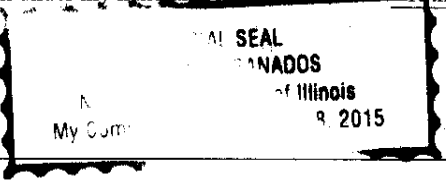


Christ Granados (Notary Public)

STATE OF ILLINOIS, COUNTY OF COOK ss.

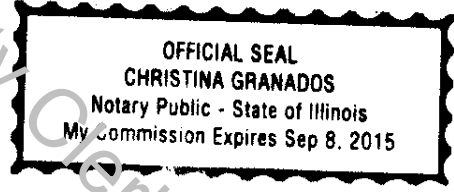
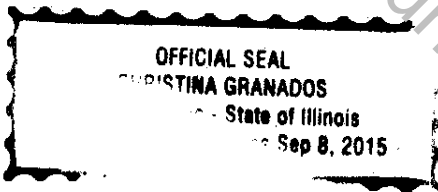
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT ANKINE VARTANIAN, known to me to be the person whose name(s) is subscribed to the foregoing instrument appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of DECEMBER 20 14.



Christ Granados (Notary Public)

Prepared by:
Jeffrey D. Woods, Esq.
1447 W. Henderson #1
Chicago, Illinois 60657



Mail to:
Adalberto Perez
4937 W. Dakin St.
Chicago, IL 60641

Name and Address of Taxpayer:
ADALBERTO PEREZ
4937 W. DAKIN STREET, # 2
CHICAGO, ILLINOIS 60641

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Exhibit A

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LOT 234 AND 235 (EXCEPT THE WEST 20 FEET THEREOF) IN GRAYLAND PARK ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF SECTION 21, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. 13-21-206-007-0000

C/K/A 4937 W DAKIN STREET, CHICAGO, ILLINOIS, 60641

Property of Cook County Clerk's Office