

114-2544 **UNOFFICIAL COPY**
WARRANTY DEED
 ILLINOIS STATUTORY



Doc#: 1502734044 Fee: \$40.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 01/27/2015 09:50 AM Pg: 1 of 2

Mail to:

Darryl R. Lem
850 Burnham Ave
Calumet City, IL 60409

Name & Address of Taxpayer:

CARLA P EVANS

3912 N OCTAVIA AVE

CHICAGO, IL 60634

(Space for Recorder's Use)

THE GRANTOR(S), RAMON ESTRADA, A SINGLE MAN

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), CARLA P EVANS, a single woman

(Grantee's Address) 3912 N OCTAVIA AVE, CHICAGO, IL 60634


of the CITY CHICAGO, County of COOK State of IL



in the form of ownership: INDIVIDUAL

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

LOT 15 IN BLOCK 3 IN W.F. KAISER AND COMPANY'S IRVING PARK BOULEVARD SUBDIVISION, BEING A SUBDIVISION OF THE NORTH 20 ACRES (EXCEPT THE SOUTH 47.3 FEET THEREOF) OF THAT PART LYING SOUTH OF THE INDIAN BOUNDARY LINE OF FRACTIONAL EAST 1/2 OF FRACTIONAL NORTHEAST 1/4 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, 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 30 DAY PERIOD, GRANTEE IS FURTHER PROHIBITED FROM CONVEYING THE PROPERTY FOR A SALES PRICE GREATER THAN \$204,000.00 (120% OF THE SHORT SALE PRICE) UNTIL 90 DAYS FROM THE DATE OF THIS SHORT SALE CLOSING. THERE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO THE GRANTEE.

REAL ESTATE TRANSFER TAX	26-Jan-2015
 CHICAGO:	1,275.00
CTA:	510.00
TOTAL:	1,785.00

REAL ESTATE TRANSFER TAX	26-Jan-2015
 COUNTY:	85.00
 ILLINOIS:	170.00
TOTAL:	255.00

12-24-206-031-0000 | 20150101658416 | 0-510-070-400

12-24-206-031-0000 | 20150101658416 | 0-464-850-560

(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): 12-24-206-031-0000

Property Address: 3912 N OCTAVIA AVE, CHICAGO, IL 60634

UNOFFICIAL COPY

Dated this 22 day of January, 2015

(Seal)

Ramon Estrada (Seal)
RAMON ESTRADA

(Seal)

(Seal)

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

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

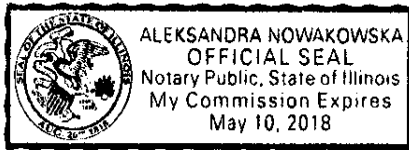
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT
RAMON ESTRADA, A SINGLE MAN

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 22 day of January, 2015.

Aleksandra Nowakowska
Notary Public

(Seal)



My commission expires: 5-10-18

COOK COUNTY / ILLINOIS TRANSFER STAMP

or

Name & Address of Preparer:
ANTHONY V. PANZICA
ATTORNEY AT LAW
2510 W. IRVING PARK ROAD # B
CHICAGO, IL 60618

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).