



Doc#: 1505441035 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/23/2015 10:34 AM Pg: 1 of 2

WARRANTY DEED

THE GRANTORS,
Joseph S. Townsend and Susan Townsend
F/K/A Susan M. Englert,
Husband and wife, of
147 Shadow Bend Drive,

182 LNK
235205100/100800150

of the Village of Wheeling, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) in hand paid,
CONVEY AND WARRANT to THE GRANTEEES

Bryan Kessler, a single man, and Ariel Lavandeira, a single woman, of
214 Travis Court, Unit 305, Schaumburg, IL 60195

the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

PARCEL 1: UNIT NO. 3 B, LOT 7 CLUSTER 1 IN SHADOW BEND, PHASE 1, A SUBDIVISION OF A TRACT OF LAND BEING A PART OF LOT 3 IN OWNER'S SUBDIVISION OF SECTIONS 1 AND 2, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF FILED IN THE REGISTRAR'S OFFICE MAY 10, 1973, AS DOCUMENT LR 2690975 AND RECORDED MAY 10, 1973 AS DOCUMENT 22320783 IN COOK COUNTY, ILLINOIS, AND AS AMENDED BY AFFIDAVIT OF CORRECTION DATED JUNE 20, 1973 AND FILED IN THE REGISTRAR'S OFFICE ON JUNE 22, 1973, AS DOCUMENT LR 2699912 AND RECORDED JUNE 22, 1973 AS DOCUMENT 22372158, IN COOK COUNTY, ILLINOIS.

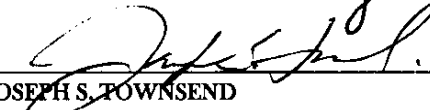
PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT 23114271 AND REGISTERED AS DOCUMENT LR 2813052, ALL IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 03-02-417-007-0000
Property Address: 147 Shadow Bend Drive, Wheeling, IL 60090

to have and to hold said premises not as tenants in common, but as joint tenants with the right of survivorship.

SUBJECT TO: General Real Estate Taxes for 2014 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 12 day of February, 2015.



JOSEPH S. TOWNSEND (SEAL)



SUSAN TOWNSEND F/K/A SUSAN M. ENGLERT (SEAL)

MAIL TO:
Hal Kessler
Deutsch, Levy & Engel, Chartered
225 West Washington, Suite 1700
Chicago, IL 60606

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SEND SUBSEQUENT TAX BILLS TO:
Bryan Kessler and Ariel Lavandeira
147 Shadow Bend Drive
Wheeling, IL 60090

JA

UNOFFICIAL COPY

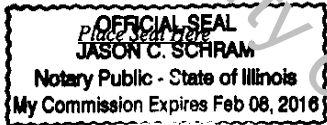
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that JOSEPH S. TOWNSEND personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 official seal, this 12 day of February, 2015.

Commission expires 2/8 2016


NOTARY PUBLIC

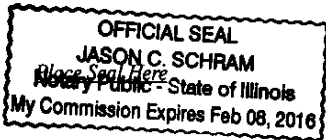


I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that SUSAN TOWNSEND F/K/A SUSAN M. ENGLERT, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 official seal, this 12 day of February, 2015.

Commission expires 2/8 2016


NOTARY PUBLIC



REAL ESTATE TRANSFER TAX

17-Feb-2015



COUNTY: 95.00
ILLINOIS: 190.00
TOTAL: 285.00

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