

18041143

WARRANTY DEED

Statutory (ILLINOIS)
(Individual to Individual)

MAIL TO:

Jeffrey D. Woods
The Woods Law Group, Ltd.
1447 W. Henderson #1
Chicago, IL 60657

NAME & ADDRESS OF TAXPAYER:

United Vision Investment LLC
5202 S. Ingleside Ave., 1-S
Chicago, IL 60615



Doc#: 1505408037 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/23/2015 09:20 AM Pg: 1 of 3

Above Space for Recorder's Use Only

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pursuant to letters of office as Independent Executor dated August 4, 2012 in Case No. 14 P 4398 in the Circuit*

THE GRANTORS, Nancy Gross, a married person, individually and as Executor of the Estate of Joann Czajkowski, of 420 S. Ogle Ave., Mt. Morris, IL 61054, and David Michael Czajkowski, divorced and not since remarried of 1640 14th Avenue, Belvidere, IL 61008 and Suzanne Robinson, a married person, of 2733 N. Yeoman Street, Waukegan, IL 60087, for and in consideration of TEN AND NO/100 DOLLARS and other good and valuable considerations in hand paid

*Court of Cook County, IL

CONVEY AND WARRANT to United Vision Investment, LLC, an Illinois Limited Liability Company, of 5202 S. Ingleside Ave., #1-S, Chicago, IL 60615, all right, title and interest in the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

Lot 41 (except the West 5 feet thereof) and the West 10 feet of Lot 42 in Block 19 in Eldreds Resubdivision of Blocks 1, 6, 7, 9 to 26 and 31 in Village of Jefferson, in the West half of the Southeast quarter of Section 9, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

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 forever.

Subject to covenants, conditions, and restrictions of record, easements, real estate taxes for 2014 and subsequent years and special or other assessments not yet confirmed.

Permanent Index Number(s): 13-09-408-034-0000

Property Address: 5118 W. Winnemac Ave., Chicago, IL 60630

USI

NOTE: ALL GRANTORS WARRANT THAT THIS IS NON-HOMESTEAD PROPERTY.

UNOFFICIAL COPY

Dated this 20th day of January, 2015.

Nancy Gross (Seal)
Nancy Gross, Individually

Nancy Gross (Seal)
Nancy Gross, as Executor of the
Estate of Joann Czajkowski

David Michael Czajkowski (Seal)
David Michael Czajkowski

Suzanne Robinson (Seal)
~~Suzanna Robinson~~
Suzanne

STATE OF ILLINOIS)
County of BOONE) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **Nancy Gross**, a married person, **individually and as Executor of the Estate of Joann Czajkowski**, 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 notary seal, this
20 day of January, 2015.

Sharon M Bowen
Notary Public

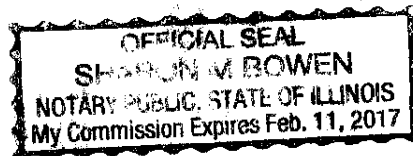


STATE OF ILLINOIS)
County of Boone) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **David Michael Czajkowski**, divorced and not since remarried, 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 notary seal, this
20 day of January, 2015.

Sharon M Bowen
Notary Public




UNOFFICIAL COPY

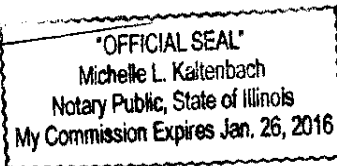
STATE OF ILLINOIS)
 County of LAKE) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **Suzanne Robinson**, a married person, 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 notary seal, this

16th day of January 20 15.


 Notary Public





PREPARED BY: John A. Runion

John A. Runion & Associates, 1348 Candlewood Lane, Hoffman Estates, IL 60169


**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).

REAL ESTATE TRANSFER TAX 18-Feb-2015

		COUNTY:	92.50
		ILLINOIS:	185.00
		TOTAL:	277.50

13-09-408-034-0000 | 20150101657701 | 1-016-258-176

REAL ESTATE TRANSFER TAX 18-Feb-2015

	CHICAGO:	1,387.50
	CTA:	555.00
	TOTAL:	1,942.50

13-09-408-034-0000 | 20150101657701 | 1-035-329-152