

UNOFFICIAL COPY

PREPARED BY:

Galanopoulos & Galgan
Dean G. Galanopoulos
340 Butterfield Road, Suite 1A
Elmhurst, IL 60126

MAIL TAX BILL TO:

Arthur F. Shabez
Ruta M. Shabez,
2435 N. Greenview Ave.
Chicago, IL 60614

MAIL RECORDED DEED TO:

Gregory Castaldi
5521 N. Cumberland Ave., Ste. 1109
Chicago, IL 60656



Doc#: 1514942038 Fee: \$40.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/29/2015 11:02 AM Pg: 1 of 2

150194805979

1/2

WARRANTY DEED
Statutory (Illinois)

A SINGLE MAN
THE GRANTOR(S), Brian Posen, of the City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to An undivided one-half interest to Arthur F. Shabez, as Trustee of the Arthur F. Shabez Trust dated March 7, 2008; and an undivided one-half interest to Ruta M. Shabez, as Trustee of the Ruta M. Shabez Trust dated March 7, 2008, of 1445 Macalpin Drive, Inverness, Illinois 60010, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

LOTS 37 IN BLOCK 2 HAHNES SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 14-29-319-061-0000

Property Address: 2435 N. Greenview Ave., Chicago, IL 60614

Subject, however, to the general taxes for the year of 2014 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

Attorneys Title Guaranty Fund, Inc.
15 W. Wacker Drive, Suite 2400
Chicago, IL 60606-4650
Attn: Search Department

REAL ESTATE TRANSFER TAX		25-May-2015
	CHICAGO:	12,750.00
	CTA:	5,100.00
	TOTAL:	17,850.00

14-29-319-061-0000 | 20150501686924 | 1-043-242-368

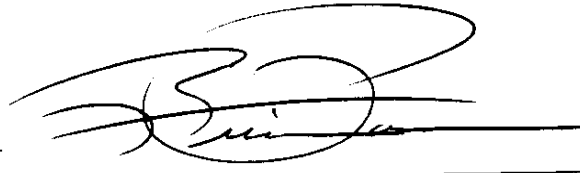
REAL ESTATE TRANSFER TAX		25-May-2015
	COUNTY:	850.00
	ILLINOIS:	1,700.00
	TOTAL:	2,550.00

14-29-319-061-0000 | 20150501686924 | 1-165-663-616

Handwritten scribbles and initials on the right side of the page.

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Dated this 12 day of May, 2015



Brian Posen

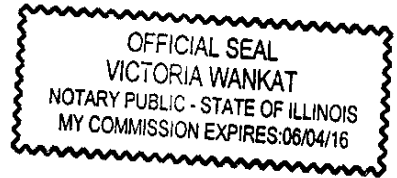
STATE OF Illinois)
COUNTY OF DuPage) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Brian Posen, 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 notarial seal, this 12th day of May, 2015

Victoria Wankat
Notary Public
My commission expires: 06/04/16

Exempt under the provisions of paragraph _____



Notary of Cook County Clerk's Office