

# UNOFFICIAL COPY



## WARRANTY DEED

Doc#: 1516749173 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/16/2015 10:39 AM Pg: 1 of 3

THE GRANTOR, **Charles P. Lynch, a widower and Deborah Ann Lynch, a married woman of 4125 Maple Ave., Brookfield, IL 60513**

for and in consideration of Ten and no/100 DOLLARS, (\$10.00) and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to: **Andrew J. D'Andrea, of Webster Groves, MO**  
*\* A single person*

the following described Real Estate situated in the County of Cook, State of Illinois, to with **THIS IS NOT HOMESTEAD PROPERTY**

See Attached Exhibit A

**PIN: 18-03-120-060-0000**

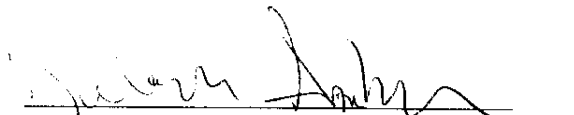
**Property Address: 4125 Maple Ave., Brookfield, IL 60513**

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

SUBJECT To: General real estate taxes not due and payable at the time of the closing, covenants, conditions and restrictions of record, building lines and easements, if any.

Dated this 8th day of June, 2015.

  
**Charles P. Lynch**

  
**Deborah Ann Lynch**

2/20/15 10453/1022

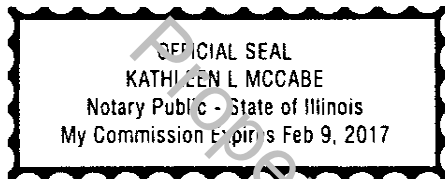
**Landtrust National Title  
120 S. LaSalle Street  
Chicago, Illinois 60603**

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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 **Charles P. Lynch and Deborah Ann Lynch**, personally known to me to be the same person(s) whose name(s)is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as **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 official seal, this 8th day of June, 2015 .



*Kathleen L. McCabe*  
\_\_\_\_\_  
Notary Public

This instrument prepared by Kathleen L. McCabe, attorney,  
McCabe & McCabe Ltd., 8827 W. Ogden Avenue, Brookfield, IL 60513

*Send subsequent tax bills to:*

Andrew J. D'Andrea

4125 Maple Ave.

Brookfield, IL 60513

*Mail to:*

**HARVEY L. TEICHMAN, LTD.**

*Attorney at Law*

2300 N. Barrington Road, Suite 330  
Hoffman Estates, Illinois 60169

**REAL ESTATE TRANSFER TAX**

10-Jun-2015



COUNTY:	86.00
ILLINOIS:	172.00
<b>TOTAL:</b>	<b>258.00</b>

18-03-120-060-0000 | 20150601694202 | 1-570-749-824

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## EXHIBIT "A"

### LEGAL DESCRIPTION:

**LOT 14 (EXCEPT THE NORTH 15 FEET THEREOF) AND THE NORTH 25 FEET OF LOT 15 IN BLOCK 1 IN THE FIRST ADDITION TO ROOSEVELT PARK, A SUBDIVISION OF PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

### NOTE FOR INFORMATIONAL PURPOSES ONLY:

**COMMONLY KNOWN AS: 4125 Maple Avenue, Brookfield, IL 60513**

Property of Cook County Clerk's Office