

UNOFFICIAL COPY

19044205
WARRANTY DEED



Doc#: 1520346039 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/22/2015 09:52 AM Pg: 1 of 3

THE GRANTOR

(The space above the Recorder's use only)

Bridget Schabow n/k/a Bridget Carney, a married woman, of the City of Westchester, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, **CONVEYS** and **WARRANTS** to Janet Vetter, in the following described Real Estate situated in Cook County, Illinois, commonly known as 3058 Ashton Court, Westchester, IL 60154, legally described as:

SEE ATTACHED

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

Permanent Index Number (PIN): 15-29-314-017-0000

Address(es) of Real Estate: 3058 Ashton Court, Westchester, IL 60154

Dated this 10th day of July, 2015

THIS IS NOT HOMESTEAD PROPERTY

B. Schabow / B. Carney
Bridget Schabow n/k/a Bridget Carney

(SEAL)

USI

REAL ESTATE TRANSFER TAX 15-Jul-2015



COUNTY: 123.75
ILLINOIS: 247.50
TOTAL: 371.25

15-29-314-017-0000 | 20150701604023 | 2-048-904-064

TRANSFER STAMP
Certification of Compliance

Village of Westchester, Illinois

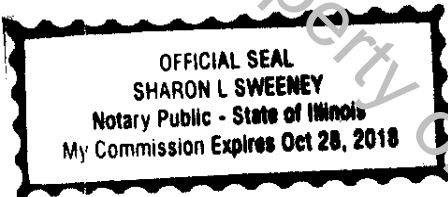
KF 7/10/15

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STATE OF ILLINOIS)
)SS.
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Bridget Schabow n/k/a Bridget Carney, personally known to me to be the same person whose name subscribed in 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 10th day of July, 2015.



Sharon L. Sweeney
NOTARY PUBLIC

Commission expires 10/28/18

This instrument was prepared by: Sharon L. Sweeney, Attorney at Law, 1025 Ogden Avenue, Suite 207, Lisle, IL 60532

MAIL TO:

Ms. Amy Ketchum
524 S. Kenilworth Avenue
Oak Park, IL 60304

SEND SUBSEQUENT TAX BILLS TO:

Janet Vetter
3058 Ashton Court
Westchester, IL 60154

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

LOT 35 IN WESTCHESTER PLACE PHASE ONE, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF SECTION 29, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED IN TORRENS DECEMBER 14, 1983 AS DOCUMENT 3346140 AND CERTIFICATE OF CORRECTION RECORDED MAY 4, 1984 AS DOCUMENT 27084814, (EXCEPT THAT PART THEREOF DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF SAID LOT 35, THENCE NORTH 0 DEGREES 29 MINUTES 38 SECONDS WEST ALONG THE WESTERLY LINE OF SAID LOT 35, A DISTANCE OF 21.09 FEET; THENCE SOUTH 72 DEGREES EAST, A DISTANCE OF 49.53 FEET TO A POINT OF CURVATURE; THENCE EASTERLY ALONG AN ARC OF A CIRCLE, CONVEX TO THE SOUTH, HAVING A RADIUS OF 19.00 FEET, THE CHORD THEREOF HAVING A BEARING OF NORTH 67 DEGREES 17 MINUTES 24 SECONDS EAST AND A LENGTH OF 24.78 FEET, AN ARC DISTANCE OF 27.00 FEET; THENCE SOUTH 63 DEGREES 25 MINUTES 13 SECONDS EAST, A DISTANCE OF 20.00 FEET TO A POINT ON THE SOUTH-EASTERLY LINE OF LOT 35 AFORESAID; THENCE WESTERLY ALONG THE SOUTHEASTERLY LINE OF SAID LOT 35, SAID LINE BEING AN ARC OF A CIRCLE, CONVEX TO THE SOUTH, HAVING A RADIUS OF 39.00 FEET, THE CHORD THEREOF HAVING A BEARING OF SOUTH 67 DEGREES 17 MINUTES 24 SECONDS WEST AND A LENGTH OF 50.87 FEET, AN ARC DISTANCE OF 55.42 FEET TO A POINT OF TANGENCY ON THE SOUTHWESTERLY LINE OF SAID LOT 35; THENCE NORTH 72 DEGREES WEST ALONG THE SAID SOUTHWESTERLY LINE, A DISTANCE OF 42.84 FEET TO THE PLACE OF BEGINNING), IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS OVER AND THROUGH LOTS 83 TO 88 IN WESTCHESTER PHASE I, APPURTENANT TO PARCEL 1, AS SET FORTH IN THE WESTCHESTER PLACE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS RECORDED JUNE 7, 1984 AS DOCUMENT 27119995

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