

# UNOFFICIAL COPY



Doc#: 1524301074 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/31/2015 02:41 PM Pg: 1 of 3

FIRST AMERICAN TITLE

ORDER # 2056631

**WARRANTY DEED  
ILLINOIS STATUTORY  
TENANTS BY THE ENTIRETY**

THE GRANTOR, LYNNE D. HORN, as Trustee of LYNNE D. HORN TRUST DATED April 15, 1987, of the City of CHICAGO, County of Cook, State of Illinois for a and in consideration of ten dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to STEPHEN DUNCAN and KATHERINE DUNCAN, Husband and Wife as Tenants by the Entirety, of 925 N. WOLCOTT AVE., CHICAGO, Illinois, of the County of Cook, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

SUBJECT TO: covenants, conditions and restrictions of record, public and utility easements, acts done by or suffered through Buyer, condominium declaration and bylaws, if any, and general real estate taxes not due and payable at the time of Closing.

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

Permanent Real Estate Index Number(s): 14-30-203-019-0000

Address(es) of Real Estate: 1740 W. FLETCHER ST., CHICAGO, IL 60657

Dated this 15<sup>th</sup> day of June, 20 15

*Lynne D Horn Trustee*

LYNNE D. HORN, as Trustee of LYNNE D. HORN TRUST DATED APRIL 15, 1987

S Y  
P 3  
N  
SC Y  
INT 10

REAL ESTATE TRANSFER TAX		14-Aug-2015
	CHICAGO:	7,950.00
	CTA:	3,180.00
	TOTAL:	11,130.00

14-30-203-019-0000 | 20150701604944 | 0-952-412-032

REAL ESTATE TRANSFER TAX		14-Aug-2015
	COUNTY:	530.00
	ILLINOIS:	1,060.00
	TOTAL:	1,590.00

14-30-203-019-0000 | 20150701604944 | 2-026-153-856

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STATE OF ILLINOIS, COUNTY OF COOK \_\_\_\_\_ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT LYNNE D. HORN, as Trustee of LYNNE D. HORN TRUST DATED April 15, 1987 personally known to me to be the same person whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that it signed, sealed and delivered the said instrument as its 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 15 day of June, 20 15.



*[Signature]* (Notary Public)

**Prepared by:**  
Law Offices of Jonathan M. Aven, Ltd.  
180 N. Michigan Ave., Suite 2105  
Chicago, IL 60601

**Mail to:**  
JUDY DEANGELIS  
767 WALTON LANE  
GRAYSLAKE, IL 60030

**Name and Address of Taxpayer:**  
STEPHEN DUNCAN and KATHERINE  
DUNCAN  
1740 W. FLETCHER ST.  
CHICAGO, IL 60657

*Property of Cook County Clerk's Office*

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**LOT 39 IN EUGENE E. PRUSSING'S ADDITION TO LAKE VIEW, A SUBDIVISION OF THE NORTH 1/2 OF THE NORTH EAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Note: For informational purposes only, the land is known as:

1740 West Fletcher Street  
Chicago, IL 60657

Property of Cook County Clerk's Office