

# UNOFFICIAL COPY



Chicago Title Insurance Company

## WARRANTY DEED ILLINOIS STATUTORY

ORT  
TQ002485



15275180160

Doc#: 1527518016 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/02/2015 09:02 AM Pg: 1 of 2

THE GRANTOR(S), PHILAMENA SAPPINGTON, Widow, of the City of Chicago, County of COOK, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to ALEJANDRA GARCIA (GRANTEE'S ADDRESS) 4950 W. School Street, Chicago, Illinois 60641 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:

LOTS 6 AND 7 IN BLOCK 1 IN KEENEY'S HIGHLANDS TO AUSTIN, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THIS IS NOT HOMESTEAD PROPERTY

**SUBJECT TO:** covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, existing leases and tenancies, general taxes for the year 2015 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) 2015

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

Permanent Real Estate Index Number(s): 16-04-103-003-0000

Address(es) of Real Estate: 5421-23 West North Avenue, Chicago, Illinois 60639

Dated this 21<sup>st</sup> day of September, 2015.

PHILAMENA SAPPINGTON

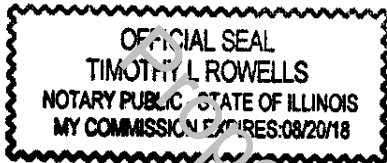
SEP 21 2015

**UNOFFICIAL COPY**

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

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT PHILAMENA SAPPINGTON, Widow, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they 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 21<sup>st</sup> day of September, 2015.






 (Notary Public)

**Prepared By:** Timothy L. Rowells  
35 East Wacker Drive, Suite 1670  
Chicago, Illinois 60601

**Mail To:**  
Mr. Carl Nicolas  
1815 South Michigan Avenue  
Chicago, Illinois 60616

**Name & Address of Taxpayer:**  
ALEJANDRA GARCIA  
4950 W. School Street  
Chicago, Illinois 60641

| REAL ESTATE TRANSFER TAX  |               | 01-Oct-2015     |
|---|---------------|-----------------|
|  | CHICAGO:      | 787.50          |
|   | CTA:          | 315.00          |
|   | <b>TOTAL:</b> | <b>1,102.50</b> |
| 16-04-103-003-0000   20150901628000   1-748-868-992                                 |               |                 |

| REAL ESTATE TRANSFER TAX  |               | 01-Oct-2015   |
|---|---------------|---------------|
|  | COUNTY:       | 52.50         |
|  | ILLINOIS:     | 105.00        |
|   | <b>TOTAL:</b> | <b>157.50</b> |
| 16-04-103-003-0000   20150901628000   1-910-030-208                                 |               |               |