WARRANTY DEED (Illinois)

CARLOS ARANA AND DIANE ARANA, Husband and Wife ("Grantor," whether one or more),

and



Doc#: 1528929122 Fee: \$44.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 10/16/2015 04:00 PM Pg: 1 of 4

BERNARD COBBINS, JR.

a(n) ______

of Chicago, Illinois

("Grantee," whether one or α ore).

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does WARRANT, COVENANT, AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and State of Illinois known and described as follows, to wit:

THE EAST 30 FEET OF LOT 34 IN CHARLES BOOTH'S BELMONT AVENUE ADDITION TO CHICAGO OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTH ESOUTH 10 ACRES OF THE EAST 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE TH'RD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 6113 W. SCHOOL ST., CHICAGO, IL, 62634

PARCEL INDEX NUMBER (PIN): 13-20-326-013-0000, VOLUME 346.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents issues and profits hereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantee, his heirs and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Covenants, conditions, restrictions of record, public and utility easements, provided that such exceptions do not impair Purchaser's intended use of the Unit of residential purposes, and general real estate taxes for the year 2014 and subsequent years.



1528929122 Page: 2 of 4

COMMONLY KNOWN AS: 6113 W. SCHOOL ST., CHICAGO, IL, 60634

PARCEL INDEX NUMBER (PIN): 13-20-326-013-0000, VOLUME 346.

IN WITNESS WHEREOF, said Grantor has cause name to be signed to these presents, this day of	sed its signature to be hereto affixed, and has caused its
name to be signed to these presents, this day of	2015.
CARLOS ARANA	DIANE ARANA
Prepared by: Rosenthal Law Group, LLC, 3700 W Devon Ave, Lincolnwood, IL 60712	
MAIL TO: SELMARY COBSISSION, 5% 6/13 N. School CHECKED, IL 60639	SEND SUBSEQUENT TAX BILLS TO: BERNARD COBBINS, JR. 15 (TNARS) CORBINS, JR. 61/3 W. SCHOOL CHECAGO, T.C. 60634
OR RECORDER'S OFFICE BOX NO	
State of IL) SS County of COOK)	
I, the undersigned, a Notary Public in and for said County and State, do hereby certify that CARLOS ARANA and DIANE ARANA, is/are 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 they signed, sealed and delivered said instrument as their free and voluntary act for the uses and purposes therein set forth.	
Given under my hand and official seal, this day of	>2) telk 501, 2015.
Notary Public	
My Commission Expires: 6-19-16	OFFICIAL SEAL HARLEY B ROSENTHAL Notary Public - State of Illinois My Commission Expires Jun 19, 2016

1528929122 Page: 3 of 4

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

16-Sep-2015

CHICAGO: 2,062.50

CTA: 825.00

TOTAL: 2,887.50

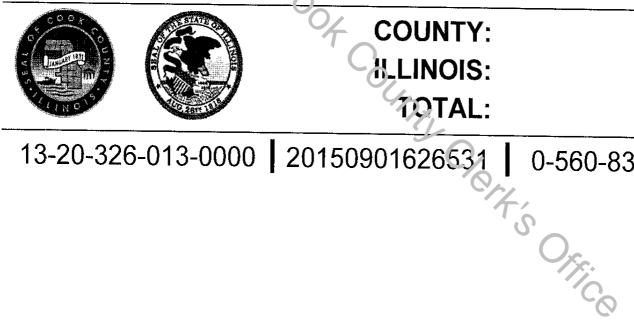
13-20-326-013-0000 | 20150901626531 | 0-888-778-624

1528929122 Page: 4 of 4

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

16-Sep-2015





COUNTY: 137.50

275.00

412.50

0-560-836-480