

# UNOFFICIAL COPY



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## WARRANTY DEED

Doc#: 1534141043 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/07/2015 02:27 PM Pg: 1 of 2

MGR

THE GRANTORS, LARRY J. MOSHER and MICHELE K. MOSHER, as Co-Trustees of the Larry J. Mosher and Michele K. Mosher 2013 Joint Revocable Trust Agreement dated December 10, 2013, currently residing at 15942 Blackwater Court, Tinley Park, IL 60477, County of Cook, State of Illinois for an in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to OLAWUMI L YUSUFF, a single person, currently residing at 349 Luella Ave, Oakmont City, IL 60454, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

\*SEE ATTACHED LEGAL DESCRIPTION

**SUBJECT TO:** covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, special taxes or assessment for improvements not yet completed, any confirmed special tax or assessment, 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): 27-24-110-108-0000  
Address(es) of Real Estate: 15942 Blackwater Court, Tinley Park, IL 60477

Dated this 24 day of November, \_\_\_\_\_

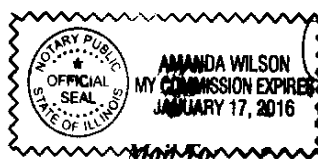
LARRY J. MOSHER, Co-Trustee

MICHELE K. MOSHER, Co-Trustee

STATE OF ILLINOIS  
COUNTY OF WILL ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT LARRY J. MOSHER and MICHELE K. MOSHER are the same person(s) whose name(s) is 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 purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 24 day of November, 2015



NOTARY PUBLIC

Prepared By:

Amanda L. Wilson  
Law Offices of Thomas M. Britt, P.C.  
7601 W. 191<sup>st</sup> Street, Suite 1W  
Tinley Park, IL 60487

Maint For:

Law Office of Frank A. Hauenschild  
1938 E. Lincoln Hwy, Ste. 208  
New Lenox, IL 60451

Name & Address of  
Taxpayer:

Olawumi Yusuff  
15942 Blackwater Court  
Tinley Park, IL 60477



CCRD REVIEWER

15443482.TPK

# UNOFFICIAL COPY

PARCEL 1: THE NORTHERLY 20.99 FEET OF THE SOUTHERLY 110.39 FEET OF A PARCEL OF LAND HEREIN DESIGNATED AS THE BUILDING PARCEL BEING THAT PART OF LOT 9 IN ASHFORD MANOR WEST, PHASE I II, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24 TOWNSHIP 36 NORTH RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN BOUNDED AND DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 9; THENCE SOUTH 56 DEGREES 50 MINUTES 13 SECONDS EAST ALONG THE EASTERLY LINE OF SAID LOT 9 FOR A DISTANCE OF A DISTANCE OF 100.81 FEET TO THE POINT OF BEGINNING OF THE BUILDING PARCEL; THENCE CONTINUING SOUTH 56 DEGREES 50 MINUTES 13 SECONDS EAST ALONG THE EASTERLY LINE OF SAID LOT 9 FOR A DISTANCE OF 1.77 FEET; THENCE SOUTH 11 DEGREES 36 MINUTES 37 SECONDS EAST 135.55 FEET; THENCE SOUTH 78 DEGREES 22 MINUTES 14 SECONDS WEST 62.96 FEET; THENCE NORTH 11 DEGREES 36 MINUTES 16 SECONDS WEST 136.81 FEET; THENCE NORTH 78 DEGREES 22 MINUTES 43 SECONDS EAST 61.39 FEET TO THE POINT OF BEGINNING OF THE BUILDING PARCEL IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE DECLARATION OF COVENANTS AND RESTRICTIONS FOR ASHFORD MANOR WEST I I I TOWNHOMES RECORDED AUGUST 31, 1995 AS DOCUMENT 95580519.

REAL ESTATE TRANSFER TAX		07-Dec-2015	
		COUNTY:	80.75
		ILLINOIS:	161.50
		TOTAL:	242.25
27-24-110-108-0000   20151101648003   0-470-860-864			