

# UNOFFICIAL COPY



**Warranty Deed**  
Statutory (ILLINOIS)  
(Individual to Individual)

Doc#: 1534519096 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/11/2015 12:36 PM Pg: 1 of 3

This document was prepared by:

Michelle R. Canerday, Esq.  
Neal, Gerber & Eisenberg  
Two North LaSalle Street, Suite 1700  
Chicago, Illinois 60602

(The Above Space for Recordors Use Only)

THE GRANTORS, JANE WELLS and BURT FERRINI, as joint tenants, whose address is 1828 West Eddy, Chicago, Illinois 60657, for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to JANE WELLS, not individually but solely as trustee of the Jane Wells Revocable Trust U/A/D August 18, 2015, and BURTON C. FERRINI, not individually but solely as trustee of the Burton C. Ferrini Revocable Trust U/A/D August 18, 2015, AS TENANTS BY THE ENTIRETY, whose address is 1828 West Eddy, Chicago, Illinois 60657, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 15 IN BLOCK 1 IN FOSTER MONTROSE BOULEVARD SUBDIVISION, A RESUBDIVISION OF PART OF THE NORTHWEST ¼ OF THE SOUTHEAST ¼ OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF CHICAGO AND NORTHWESTERN RAILROAD COMPANY (EXCEPT THAT PART THEREOF TAKEN FOR STREETS) IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; existing leases and tenancies, if any; all special governmental taxes or assessments confirmed or unconfirmed; and general real estate taxes not yet due and payable.

THIS IS NOT HOMESTEAD PROPERTY.

Permanent Index Number (PIN): 14-18-402-011-0000

Address of Real Estate: 4313 N. Wolcott Avenue, Chicago, Illinois 60613

DATED this 23 day of October, 2015

Jane Wells  
  
Burt Ferrini

REAL ESTATE TRANSFER TAX		11-Dec-2015
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
14-18-402-011-0000   20151201651553   0-882-664-512		

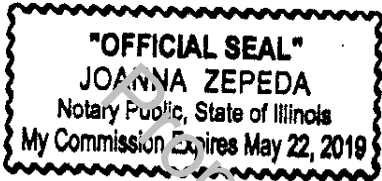
REAL ESTATE TRANSFER TAX		11-Dec-2015
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
14-18-402-011-0000   20151201651553   1-519-723-584		

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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, DO HEREBY CERTIFY that JANE WELLS and BURT FERRINI, personally known to me to be the same persons whose names 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.

Given under my hand and official seal, this 23 day of October, 2015.



Joanna Zepeda  
Notary Public  
Commission expires: May 22, 2019

THIS TRANSFER IS EXEMPT UNDER THE PROVISIONS OF PARAGRAPH (e), ILCS 200/31-45 OF THE REAL ESTATE TRANSFER TAX LAW.

[Signature] 10-23-15  
Agent Date

Property of Cook County Clerk's Office

Mail to: Michelle R. Canerday, Esq.  
Neal, Gerber & Eisenberg  
Two N. LaSalle Street  
Suite 1700  
Chicago, Illinois 60602

SEND SUBSEQUENT TAX BILLS TO:  
Jane Wells, Trustee  
Burton C. Ferrini, Trustee  
\_\_\_\_\_  
(Name)  
1828 West Eddy  
\_\_\_\_\_  
(Address)  
Chicago, Illinois 60657  
\_\_\_\_\_  
(City, State and Zip)

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: December 10, 2015

Signature: *Cathy M. Slagter*  
Grantor or Agent

SUBSCRIBED and SWORN to  
before me this 10<sup>th</sup> day of December,  
2015.



*Leslie Owens*  
Notary Public

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: December 10, 2015

Signature: *Cathy M. Slagter*  
Grantee or Agent

SUBSCRIBED and SWORN to  
before me this 10<sup>th</sup> day of December,  
2015.



*Leslie Owens*  
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax]