UNOFFICIAL CORNALI

Doc#: 1535126022 Fee: \$42.00 RHSP Fee:\$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 12/17/2015 11 47 AM Pg: 1 of 3

WARRANTY DEED

MAIL TO:

Robert E. Blinstrubas, Esq. 15 Spinning Wheel Road Suite 300 Hinsdale, Illinois 60521

NAME & ADDRESS OF TAXPAYER: Brian Miller 5437 Bohlander Ave. Berkley, IL. 6016²

THE GRANTOR: Daniel J. Kennedy, widower and not since remarried, heir of the Estate of Patricia J Kennedy, formerly known as Patricia J. Miller of the City of Broadview, County of Cook, State of Illinois, for ten dollars (\$10.00) and for other good and valuable consideration in hand paid,

CONVEYS and WARRANTS to Brian Miller of 5437 Bohlander Ave, Berkley, County of Cook, State of Illinois, all interest in the following described Real Estate:

Situated in the County of Cook, State of Illinois, to wit:

See attached legal

FIRST AMERICAN TITLE FILE #74

SUBJECT TO: General real estate taxes not due and payable at the time of closing; building lines and building laws and ordinances, use or occupancy restriction; conditions and covenants of record; zoning laws and ordinances which conform to the present usage of the premises; public and utility easements which serve the premises; public roads and highways, if any; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments; public and utility easements including any easements established by or implied from the Declaration of Condominium or amendments thereto; party walls rights and agreements; limitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To Have and to Hold said premises forever.

Permanent Index Number(s): 16-31-127-058-1016 Property Address: 3303 Grove #302, Berwyn, IL. 60402

DATE OF DEED: 12

Daniel J. Kennedy

THIS TRANSACTION IS EXEMPT UNDER FARAGRAPH $m{D}$ OF THE BERWYN CITY

COLLE SECTIONS AS A REAL ESTATE

TRANSACTION.

1535126022D Page: 2 of 3

UNOFFICIAL COPY

STATE OF ILLINOIS	}
	}s.s
COUNTY OF COOK	}

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Daniel J. Kennedy, personally known to me to be the same person(s) whose names(s) 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 releases and waiver of the right of homestead.

Given under my hand and notarial seal, the day of DC, 2015.

NOTARYPUBLIC

My commission expires on $\frac{726}{}$, $\frac{50}{5}$

MUNICIPAL TRANSFER STAMP (If Required)

"OFFICIAL SEAL"
Apolonia JnoBaptiste
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires 07/26/19

_____ COUNTY/ILLINOIS TRANSFER STAMP

NAME & ADDRESS OF PREPARER:

Law Offices of Robert E. Blinstrubas, P.C. 15 Spinning Wheel Road, Suite 300 Hinsdale, Illinois 60521 EXEMPT under provisions of paragraph E Section E Real Estate Transfer Act.

Date: A HHY

Buyer, Seller or Representative

2015

REAL ESTATE TRANSFER TAX		14-Dec-2015	
-6000	150%	COUNTY:	0.00
		ILLINOIS:	0.00
W		TOTAL:	0.00
16-31-12	7-058-1016 2	20151201649230	0-659-481-664

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PARCEL 1: UNIT 302 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN BERWYN MANOR CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO, 00679521, IN PART OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. 29, A LIMITED COMMON ELEMENT, A SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office