

UNOFFICIAL COPY

TRUSTEE'S DEED

Doc#: 1602249065 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/22/2016 09:30 AM Pg: 1 of 2

Dec ID 20160101662122
ST/CO Stamp 1-770-308-160 ST Tax \$190.00 CO Tax \$95.00

THE GRANTOR, Doris J. Lebda, as Successor Trustee of the Charles Lebda Living Trust dated June 10, 2005 as to an undivided 1/2 interest and Doris J. Lebda, as Trustee of the Doris J. Lebda Living Trust dated June 10, 2005 as to an undivided 1/2 interest, for and in consideration of TEN AND NO/100THS (\$10.00) DOLLARS, plus other good and valuable consideration, in hand paid, **CONVEYS AND WARRANTS** to

Grantee, Felipe Hernandez, Jr., an unmarried man, of Melrose Park, Illinois, all interest in the following described Real Estate, situated in the County of Cook, State of Illinois, to have and to hold in fee simple, to wit:

SEE ATTACHED LEGAL DESCRIPTION.

Commonly known as: 2925 Hawthorne Street, Franklin Park, Illinois 60131
Permanent Index Number: 12-28-219-058-0000

SUBJECT TO: General real estate taxes for year 2015 and following; building line and use restrictions; conditions and covenants of record; easements for public utilities; and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 14th day of January 2016.

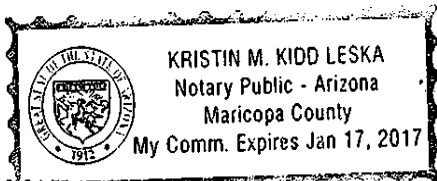


This stamp processed pursuant to Section 7-10B-4 of the Franklin Park Village Code governing review of documents.

Doris J. Lebda
Doris J. Lebda, as Successor Trustee of the Charles Lebda Living Trust dated June 10, 2005 and as Trustee of the Doris J. Lebda Living Trust dated June 10, 2005

State of Illinois, County of Maricopa, SS. The undersigned, a Notary Public in and for said County, in the State aforesaid, does hereby certify that Doris J. Lebda, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act for the use and purposes therein set forth, including the release and waiver of the right of homestead, if applicable.

GIVEN under my hand and official seal, this 14th day of January 2016.



Kristin M. Kidd Leska
NOTARY PUBLIC

MAIL TO:
Louis B. Aranda
1035 South York Road
Bensenville, Illinois 60106

SEND SUBSEQUENT TAX BILLS TO:
Felipe Hernandez, Jr.
824 Harold Avenue
Melrose Park, Illinois 60164



This instrument was prepared by Robert K. Naumann, P.C., 50 Turner Avenue, Suite 200, Elk Grove Village, Illinois 60007.

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LEGAL DESCRIPTION

LOT 16, AND THE NORTH 12.5 FEET OF LOT 17, IN BLOCK 30 IN THIRD ADDITION TO FRANKLIN PARK, BEING A SUBDIVISION OF PARTS OF SECTIONS 21 AND 28, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 2925 Hawthorne Street, Franklin Park, Illinois 60131
 Permanent Index Number: 12-28-219-058-0000

| REAL ESTATE TRANSFER TAX | | 21-Jan-2016 |
|---|---|------------------|
|  |  | COUNTY: 95.00 |
| | | ILLINOIS: 190.00 |
| | | TOTAL: 285.00 |
| 12-28-219-058-0000 20160101662122 | | 1-770-308-160 |