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Doc#: 1606010032 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/29/2016 12:08 PM Pg: 1 of 3

143 WARRANTY DEED
ILLINOIS STATUTORY

16002621 NC Xensor

Property of



THE GRANTOR, 5123 N WOLCOTT, LLC, an Illinois limited liability company, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to BRIAN RICHARD LANGE and ELIZABETH MARIE SANCHEZ LANGE, husband and wife, not as tenants in common, or as joint tenants, but as Tenants by the Entirety, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF


SUBJECT TO: Covenants, conditions, and restrictions of record; private, public and utility easements and roads and highways, if any; and general taxes for the year 2016 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year 2016, 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: 14-07-402-003-0000 (part of)

Address of Real Estate: 5123 North Wolcott Avenue, Chicago, Illinois 60640

REAL ESTATE TRANSFER TAX		23-Feb-2016
	COUNTY:	627.50
	ILLINOIS:	1,255.00
	TOTAL:	1,882.50

14-07-402-003-0000 | 20160201671244 | 1-897-372-224

REAL ESTATE TRANSFER TAX		23-Feb-2016
	CHICAGO:	9,412.50
	CTA:	3,765.00
	TOTAL:	13,177.50 *

14-07-402-003-0000 | 20160201671244 | 1-102-649-920

* Total does not include any applicable penalty or interest due.

Box 400

Handwritten notes and stamps including 'SCY' and 'INT'.

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Dated this 18 day of February, 2016.

Seller:

5123 N WOLCOTT, LLC,
an Illinois limited liability company

By: *Erlend Candea*
Erlend Candea, Manager

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that **Erlend Candea**, Manager of **5123 N WOLCOTT, LLC**, an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the forgoing 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 release and waiver of the right of homestead.

Given under my hand and official seal, this 18th day of February, 2016.

Kimberly M Lewis
Notary Public

Prepared By:
Lauren S. Kavanaugh, Esq.
Fuchs & Roselli, Ltd.
440 West Randolph Street, Suite 500
Chicago, Illinois 60606



Mail To:
Michelle A. Laiss, Esq.
Law Offices of Michelle A. Laiss, P.C.
1530 West Fullerton Avenue
Chicago, Illinois 60614

Name & Address of Taxpayer:
Brian Lange
Elizabeth Lange
5121 North Wolcott Avenue
Chicago, Illinois 60640

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EXHIBIT A

LEGAL DESCRIPTION

THE SOUTH 1/2 LOT 7 IN BLOCK 1 OF CLYBORN'S ADDITION TO RAVENSWOOD, A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PIN: 14-07-402-003-0000 (part of)

ADDRESS: 51²⁷ North Wolcott Avenue, Chicago, Illinois 60640

Property of Cook County Clerk's Office