



Doc#: 1606210029 Fee: \$40.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/02/2016 11:30 AM Pg: 1 of 2

This document prepared by:)
Name: Ryan Krueger)
Firm/Company: Law Office of Ryan Krueger)
Address: 4747 W. Peterson Avenue)
Suite 300)
City, State, Zip: Chicago, Illinois 60646)
Phone: 312-498-4586)

FIRST AMERICAN TITLE
FILE # 1712444

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25-08-110-005-0000
(Parcel Identification Number)

WARRANTY DEED

THE GRANTOR O'BRIEN & O'BRIEN, LLC, an Illinois Limited Liability Company, for valuable consideration of ten dollars (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto **Mary Harvey**, a single woman, with a current address of 1341 W 97th St
Chi CA 670 14 60643, hereinafter "Grantee", the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit: **LOT 5 IN HALEY AND SULLIVAN'S LONGWOOD MANOR, BEING A SUBDIVISION OF BLOCK 8 AND THE NORTH HALF OF BLOCK 9 IN HILLIARD AND DOBBINS' RESUBDIVISION OF THAT PART OF LOTS 1 AND 2 OF THE 1ST ADDITION TO WASHINGTON HEIGHTS, LYING NORTH OF THE RIGHT OF WAY OF THE WASHINGTON HEIGHTS RAILROAD, BEING THAT PART OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF SAID RAILROAD, IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 13, 1915, AS DOCUMENT 5729528 IN BOOK 143 OF PLATS, PAGE 7 IN COOK COUNTY, ILLINOIS. COMMONLY KNOWN AS 1341 W. 97TH STREET, CHICAGO, ILLINOIS 60643.**

Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way and protective covenants of record, if any.

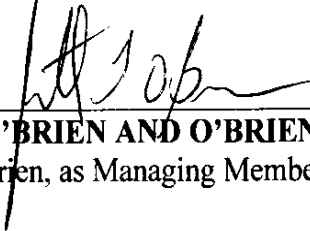
TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Grantor does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

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WITNESS Grantor's hand this 25 day of FEBRUARY, 2016.


Grantor: **O'BRIEN AND O'BRIEN, LLC**, by
Patrick O'Brien, as Managing Member

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Patrick O'Brien personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered this instrument as his 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 notarial seal this 25 day of FEBRUARY, 2016.


Notary Public


MAIL DEED, AFTER RECORDING, TO:



DIANE BLAIR
3345 Ardmore
VILLAPARK IL 60181



SEND FUTURE TAX BILLS TO:

MARY HARVEY
1342W 97th ST
Chicago IL 60643

REAL ESTATE TRANSFER TAX		29-Feb-2016
	CHICAGO:	1,775.00
	CTA:	510.00
	TOTAL:	1,785.00
25-08-110-005-0000 20160201672747 1-095-883-328		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		29-Feb-2016
	COUNTY:	85.00
	ILLINOIS:	170.00
	TOTAL:	255.00
25-08-110-005-0000 20160201672747 1-224-391-232		