

# UNOFFICIAL COPY

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400 23492 (1/2)

**THIS DEED WAS PREPARED BY:**

Chris L. Fotopoulos  
Brotschul Potts LLC  
30 N. LaSalle Street  
Suite 1402  
Chicago, Illinois 60602

Doc#: 1606857109 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/08/2016 11:06 AM Pg: 1 of 3

Dec ID 20160201673445  
ST/CO Stamp 0-446-593-600 ST Tax \$407.50 CO Tax \$203.75

**After recording this deed return to:**

Michael R. Grabill  
Olson, Grabill & Fritcraft  
707 Skokie Boulevard, Suite 420  
Northbrook, Illinois 60062

## WARRANTY DEED

THIS INDENTURE, made as of March 1, 2016, from **Richard Ciccione and Kathryn Ciccione, husband and wife, not as joint tenants or as tenants in common but as tenants by the entirety**, having an address of 2856 Holly Oaks Drive, Marietta GA, 30062, ("Grantor"), in favor of **Justin Kohl and Kay Kohl, husband and wife, not as joint tenants or as tenants in common but as tenants by the entirety** having an address of 337 Wagner Road, Northfield, Illinois 60093 ("Grantee"), WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, by Grantee, the receipt whereof is hereby acknowledged, by these presents does WARRANT, REMISE, RELEASE, ALIEN AND CONVEY unto Grantee, and to its successors and assigns FOREVER, all of that certain real estate situated in the County of Cook and State of Illinois known and described in Exhibit A attached hereto and made a part hereof, together with all and singular improvements and fixtures located thereon, the hereditaments and appurtenances thereunto belonging, or in anywise appertaining and the reversion or reversions, remainder or remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of Grantor, either in law or equity of, in and to the above described premises, with the hereditaments and appurtenances (collectively, the "Real Property").

¶ W.

TO HAVE AND TO HOLD the Real Property unto Grantee, and to its successors and assigns in Fee Simple forever.

THIS IS NOT HOMESTEAD PROPERTY.

[SIGNATURES ON THE FOLLOWING PAGE]



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## EXHIBIT A Legal Description

LOT 15 IN NORTHFIELD MANOR UNIT NO. 1, A SUBDIVISION OF PART OF LOT 17 IN COUNTY CLERK'S DIVISION OF SECTION 24, TOWNSHIP 42 NORTH, RANGE 12, EAST OF THE THIRD OF THE PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PROPERTY CKA: 251 RIVERSIDE DRIVE, NORTHFIELD, IL 60093

PIN: 04-24-414-012-0000

*Grantor's address: 2856 Holly oaks Dr.  
Mableton, GA 30062*

### PROPERTY TAX BILLS TO BE SENT TO:

Justin and Kay Kohl  
251 Riverside Drive  
Northfield, Illinois 60093

REAL ESTATE TRANSFER TAX 02-Mar-2016



COUNTY:	203.75
ILLINOIS:	407.50
<b>TOTAL:</b>	<b>611.25</b>

04-24-414-012-0000 | 20160201673445 | 0-446-593-600

Property of Cook County Clerk's Office