

15nw 7118 at 20k

3 of 3 all

CHARGE CTC DUPAGE - m/c

WARRANTY DEED Illinois Statutory

Mail To: Maria Christiano 6817 W. North Ave Oak Park, IL 60302



Name & Address of Taxpayer: Jane McClelland and Ayed Rosa 514 River Oaks Ave River Forest, IL 60302

Doc#: 1607042033 Fee: \$42.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00 Karen A. Yarbrough Cook County Recorder of Deeds Date: 03/10/2016 11:45 AM Pg: 1 of 3

The GRANTOR(S) Kevin Bry, a married man, of Forest Park, Illinois, and Paula M. Hunter, an unmarried woman, of the Village of Oak Park, of County of Cook, State of Illinois for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Jane McClelland an unmarried woman, and Ayed Rosa, an unmarried woman, as Tenants in Common, all interest in the following described land in the County of Cook, State of Illinois; to wit:

The South 57.84 Feet (except South 27.84 Feet) of Lot 6 in Block 8 in William C. Reynold's Subdivision of the Northwest 1/4 of the Southwest 1/4 of Section 6, Township 39 North, Range 13 East of the Third Principal Meridian, In Cook County, Illinois.

Subject to: general taxes for the year 1997 and subsequent years, special taxes or assessments for improvements not yet completed; building lines and building and liquor restrictions of record; zoning and building ordinances; roads and highways, if any; Private public and utility easements of record, party wall rights and agreements, if any; and covenants, conditions and restrictions of record (none of which provide for reverter), if any. PIN: 16-06-303-012-0000

Property Address 802 Forest Avenue, Oak Park, Illinois 60302

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, as tenants in common, forever.

Dated: December 9, 2015 Kevin E. Bry (seal)

Paula M. Hunter (seal)

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, as tenants in common, forever.

Ana Gabriela Bry

Vertical stamp: BOX 333-CT, Y 3 N Y, P 3 N Y, S 3 N Y, SC Y, INT

Table with REAL ESTATE TRANSFER TAX, COUNTY: 137.50, ILLINOIS: 275.00, TOTAL: 412.50



DEC. 11. 15

Table with REAL ESTATE TRANSFER TAX, 0220000, FP 102801

UNOFFICIAL COPY

Plat Act Affidavit Of Metes And Bounds

STATE OF ILLINOIS)
COUNTY OF COOK)^{SS}

Kevin Bry, being duly sworn on oath,
states that affiant resides at 862 Forest, Oak Park IL 60302

And further states that: (please check the appropriate box)

- A. [] That the attached deed is not in violation of 765 ILCS 205/1(a), in that the sale or exchange is of an entire tract of land not being a part of a larger tract of land; or
- B. [] That the attached deed is not in violation of 765 ILCS 205/1(b) for one of the following reasons: (please circle the appropriate number)

1. The division or subdivision of land into parcels or tracts of 5.0 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots or blocks of less than one (1) acre in any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
5. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyances made to correct descriptions in prior conveyances;
8. The sale or exchange of parcels or tracts of land following the division into no more than two (2) parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access;
9. The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an Illinois Registered Land Surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land;
10. This conveyance is of land described in the same manner as title was taken by grantor(s).

AFFIANT further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

SUBSCRIBED AND SWORN TO BEFORE ME

This 29 day of February, 2016.

[Signature]

Signature of Notary Public



[Signature]

Signature of Affiant