

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 1612649063 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/05/2016 10:51 AM Pg: 1 of 2

WHEN RECORDED MAIL TO:

Patrick J. Powers, Esq.
The Powers Firm, Ltd.
100 N. La Salle St. Suite 1500
Chicago, IL 60602

Dec ID 20160401698443
ST/CO Stamp 0-171-673-920 ST Tax \$340.00 CO Tax \$170.00

SEND SUBSEQUENT TAX BILLS TO:

Adolfo Alvarado
889 Medford Cir.
Schaumburg, IL 60194

(Reserved for Recorders Use Only)

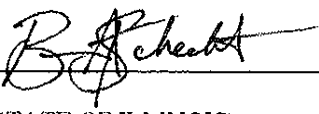
THE GRANTORS, **BRADLEY A. SCHECHTMAN AND ERICA Y. SCHECHTMAN, HUSBAND AND WIFE**, of the County of Cook and State of Illinois, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable considerations, receipt of which is hereby acknowledged, do hereby convey and **WARRANT** unto Adolfo Alvarado and Liliana Alvarado, Husband and Wife, whose address is 1212 N. 17th Avenue, Melrose Park, IL 60160, **AS TENANTS BY THE ENTIRETY**, in fee simple, and to their heirs and assigns, FOREVER, the following described real estate situated in Cook County, Illinois, to wit:

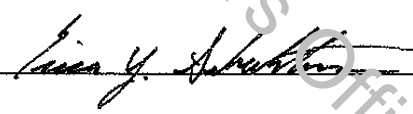
Lot 145 OF KINGSPORT VILLAGE UNIT 3, BEING A SUBDIVISION OF THE NORTH 15 CHAINS (990 FEET) OF THE SOUTHEAST ¼ OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 10 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF SCHAUMBURG, COOK COUNTY ILLINOIS.

Commonly Known As: 889 MEDFORD CIRCLE, SCHAUMBURG, ILLINOIS 60193
Property Index Number 07-27-418-035-0000

TO HAVE AND TO HOLD, all of Grantors' legal and equitable title to the said real estate together with the homestead rights, tenements and appurtenances thereunto belonging, SUBJECT TO: 2015, 2016 and future real estate taxes not due and payable prior to closing, covenants, conditions, and restrictions of record, current building codes, set back restrictions, zoning regulations and ordinances and other matters affecting the use of the Property, and any violations thereof, encroachments shown by survey dated April 25, 2016, if any, easements, rights of the public, all title related matters affecting the premises as of the closing date disclosed by any other information and materials previously delivered to Purchaser, existing environmental conditions, Disclosure Statement pursuant to 765 ILCS 77/35, and any and all restrictions and conditions contained therein.

IN WITNESS WHEREOF the Grantors aforesaid have signed this Warranty Deed this 29th day of April, 2016.





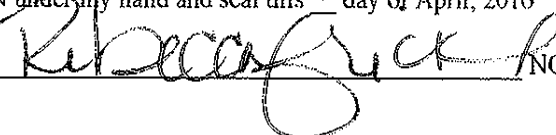
STATE OF ILLINOIS)

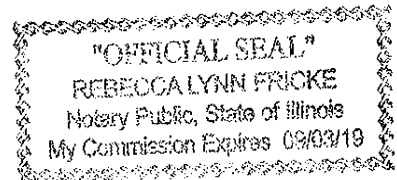
) SS

COUNTY OF COOK)

The undersigned, being a notary public in and for said county, in the state aforesaid, DO HEREBY CERTIFY that Bradley A. Schechtman and Erica Y. Schechtman, Husband and Wife, personally known to me to be the same persons whose names are subscribed to the foregoing 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 herein set forth.

GIVEN under my hand and seal this ²⁹ day of April, 2016


_____ NOTARY PUBLIC



Prepared By: David B. Schechtman, 1409 Churchill Rd., Schaumburg IL 60195

CT 1 of 2 16WNW555 014CNS

UNOFFICIAL COPY




**CHICAGO TITLE
COMPANY**

EXHIBIT A

Order No.: 16WNW555014CNS

For APN/Parcel ID(s): 07-27-418-035-0000

LOT 145 OF KINGSPORT VILLAGE UNIT 3, BEING A SUBDIVISION OF THE NORTH 15 CHAINS (990.00 FEET) OF THE SOUTHEAST 1/4 OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF SCHAUMBURG, COOK COUNTY, ILLINOIS.

	
VILLAGE OF SCHAUMBURG	
REAL ESTATE TRANSFER TAX	
29059	340.00

REAL ESTATE TRANSFER TAX 05-May-2016



COUNTY:	170.00
ILLINOIS:	340.00
TOTAL:	510.00

07-27-418-035-0000 | 20160401698443 | 0-171-673-920

Property of Cook County Clerk's Office