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**WARRANTY DEED
JOINT TENANCY
Statutory (ILLINOIS)
(Individual to Individual)**

**NORTH AMERICAN
TITLE COMPANY**

16-262045



Doc#: 1613119077 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/10/2016 10:55 AM Pg: 1 of 2

Recorder's Use Only

THE GRANTOR, **NICHOLAS M. ALEX**, a single person of the City of San Diego, County of San Diego, State of California for the consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, **CONVEYS** and **WARRANTS** to



MARY RYAN and DENNIS RYAN and MARY SAMMONS
(GRANTEE'S ADDRESS)

Bernadette He

of the City/Village of Chicago, County of Cook, State of Illinois not in Tenancy in Common, but in **JOINT TENANCY**, the following described real estate situated in the County of Cook, Illinois, to wit:

LOT 3 (EXCEPT THE EAST 20 FEET) IN LARSON'S RESUBDIVISION OF LOTS 15, 16 AND 17 IN SEYMOURHEIGHTS, A SUBDIVISION IN THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 6, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: 2015 AND SUBSEQUENT YEARS REAL ESTATE TAXES, COVENANTS, CONDITIONS and RESTRICTIONS OF RECORD.

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 not in Tenancy in Common, but in Joint Tenancy forever.

Permanent Real Estate Index Number: 13-06-416-034-0000
Address of Real Estate: 6638 W. BRYN MAWR AVE., CHICAGO, ILLINOIS 60631

Dated this 4 day of May, 2016.

NICHOLAS M. ALEX

REAL ESTATE TRANSFER TAX		09-May-2016
CHICAGO:		1,980.00
CTA:		792.00
TOTAL:		2,772.00 *

13-06-416-034-0000 | 20160501601174 | 1-897-474-368

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

REAL ESTATE TRANSFER TAX		09-May-2016
COUNTY:		132.00
ILLINOIS:		264.00
TOTAL:		396.00

13-06-416-034-0000 | 20160501601174 | 0-722-020-672

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State of California, County of San Diego ss, I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **NICHOLAS M. ALEX**, a single person, personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said 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 official seal, this 4 day of May, 2016.

Commission expires on 08/16/2018.



NOTARY PUBLIC

This instrument was prepared by:
Warren C. Dulski, Attorney at Law
4108 N. Cicero Ave., Chicago, IL 60641-2065

MAIL TO:

Nicholas Alex
234 W. Juniper
#1901
San Diego, CA 92101

SEND SUBSEQUENT TAX BILLS TO:

MARY RYAN, DENNIS RYAN and
MARY SAMMONS
6638 West Bryn Mawr Avenue
Chicago, Illinois 60631

Property of Cook County Clerk's Office