

# UNOFFICIAL COPY



Doc#: 1614015008 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/19/2016 09:43 AM Pg: 1 of 3

## WARRANTY DEED

Statutory (Illinois)  
(Individual to Corporation)

14-04344HBT  
Property of  
14-04344H  
1 of 3#

THE GRANTOR, STEVEN DUNCAN, A MARRIED MAN, of the City of Richton Park, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to

CARTUS FINANCIAL CORPORATION, a corporation created and existing under the laws of the State of Delaware, having a principal place of business at 40 Apple Ridge Road, Danbury, CT 06810

all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED AS EXHIBIT A AND MADE A PART HEREOF

Permanent Real Estate Index Number(s): 31-33-402-006-0000  
Address(es) of Real Estate: 22744 Lakeshore Drive, Richton Park, IL 60471

TO HAVE AND TO HOLD SUCH PREMISES SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year(s) 2014 & 2015 and subsequent years including taxes which may accrue by reason of new or additional improvements during those year(s).

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 2<sup>nd</sup> day of April, 2016

Steven Duncan

REAL ESTATE TRANSFER TAX		17-May-2016
	COUNTY:	76.25
	ILLINOIS:	152.50
	TOTAL:	228.75
31-33-402-006-0000   20160401696179   0-413-837-632		

Omolola Abosede Duncan, solely to release all rights under and by virtue of the Homestead Exemption laws of Illinois

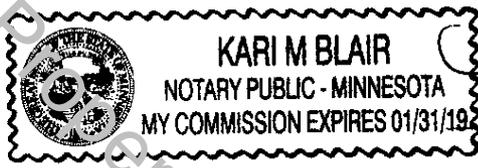
S  
P  
S  
M  
S  
E  
INT

# UNOFFICIAL COPY

STATE OF Minnesota, COUNTY OF Washington ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Steven Duncan and Omolola Abosede Duncan personally known to me to be the same person(s) whose name(s) 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 therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 2<sup>nd</sup> day of April, 2016



Kari M Blair  
(Notary Public)

**Prepared By:** Mark C. Metzger  
34 W. Chicago Avenue, Suite B  
Naperville, Illinois 60540

**Mail To:** Cartus Financial Corp  
40 Apple Ridge Rd  
Danbury, Ct. 06810

**Name & Address of Taxpayer:**

Cartus Financial Corp.  
40 Apple Ridge Rd.  
Danbury, Ct. 06810

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## EXHIBIT A

### LEGAL DESCRIPTION

**LOT 342 IN 8TH ADDITION TO BURNSIDE'S LAKEWOOD ESTATE, A SUBDIVISION OF PART OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS**

Permanent Index number(s): 31-33-402-006-0000

For informational purposes only, the subject parcel is commonly known as:

22744 Lakeshore Drive, Richton Park, IL 60471

Property of Cook County Clerk's Office

TITLE RESOURCES GUARANTY COMPANY

Burnet Title • 9450 Bryn Mawr Avenue, Suite 700 • Rosemont, IL 60018