

UNOFFICIAL COPY



Doc#: 1614015009 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/19/2016 09:49 AM Pg: 1 of 3

**WARRANTY DEED**

Statutory (Illinois)  
(Corporation to Individual)

14-04344H  
2083

THE **GRANTOR, CARTUS FINANCIAL CORPORATION**, a corporation created and existing under the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANTS to **Marlena Ragland, a single woman**

of (grantee address): 438 Border Road, El Paso, TX 79906

~~<tenants in common> <not as tenants in common but as joint tenants> <husband and wife, not as joint tenants or tenants in common, but as tenants by the entirety>~~

all interest in the following described Real Estate situated in the County of Cook, 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 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.

**In Witness Whereof**, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its \_\_\_\_\_ Authorized Agent, and attested by its \_\_\_\_\_, Authorized Agent, this 16th day of February, 2016.

CARTUS FINANCIAL CORPORATION

By: Katherine O'Connell

{Corporate Seal}

Attest: [Signature]

**REAL ESTATE TRANSFER TAX**

02-May-2016



COUNTY:	77.50
ILLINOIS:	155.00
TOTAL:	232.50

31-33-402-006-0000 | 20160401696172 | 1-317-351-744

S Y  
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IN Y

## UNOFFICIAL COPY

STATE OF New Jersey, COUNTY OF Burlington ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Katrina Baradji, personally known to me to be the Assistant Vice President authorized Agent of Cartus Financial Corporation and Ted Obendorfer, personally known to be to the Assistant Vice President of said corporation, and personally known to me to be 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 pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act and the free and voluntary act of the corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 16 day of February, 2016

*Alfred W. Deterding III*  
(Notary Public)



Alfred W. Deterding III  
Commission #2418505  
Notary Public, State of New Jersey  
My Commission Expires:  
March 16, 2017

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

**Mail To:**

~~Marjorie Fortner~~  
~~Fortner & Assoc~~  
~~PO Box 1445~~  
~~Frankfort, IL 60423~~

Marlena Ragland  
22744 Lakeshore Dr  
Richton Park, IL 60471

**Name & Address of Taxpayer**

Marlena Ragland  
22744 Lakeshore Drive  
Richton Park, IL 60471

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## 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

TITLE RESOURCES GUARANTY COMPANY

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