

# UNOFFICIAL COPY

**WARRANTY DEED**  
ILLINOIS STATUTORY  
(Individual to Individual)

~~Mail To:~~

William and Colleen Burns  
652 Lincoln Avenue  
Winnetka, IL 60093

Send Subsequent Tax Bills To:

William E. Burns III  
~~William and Colleen Burns~~  
652 Lincoln Avenue  
Winnetka, IL 60093



Doc#: 1615455068 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/02/2016 02:36 PM Pg: 1 of 4

RECORDER'S STAMP

THE GRANTORS, Michael M. Nielsen, Jr. and Lori S. Nielsen, husband and wife, of the City of Winnetka, State of Illinois, for and in consideration of Ten and no/100 DOLLARS, and other valuable consideration in hand paid,

CONVEY and WARRANT to William E. Burns, III and Colleen D. Burns, husband and wife, of Winnetka Illinois, not as tenants in common nor as joint tenants but as TENANTS BY THE ENTIRETY, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

See Attached Exhibit "A"

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; all special governmental taxes or assessments confirmed and unconfirmed; general real estate taxes for second installment 2015 and subsequent years; hereby releasing and waiving all rights under by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 05-17-416-020-0000

Property Address: 652 Lincoln Avenue, Winnetka, IL 60093

Returned:

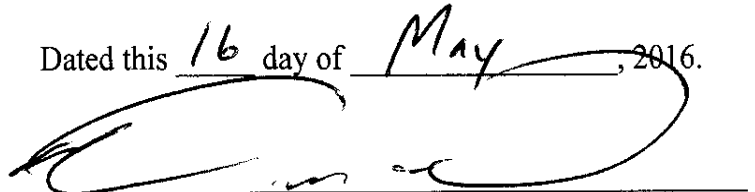
Proper Title, LLC  
1530 E. Dundee Rd. Ste. 250  
Palatine, IL 60074

1 of 2 PTL - 30145

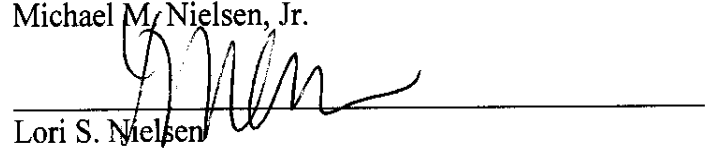
SIGNATURE PAGE FOLLOWS

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Dated this 16 day of May, 2016.



Michael M. Nielsen, Jr.

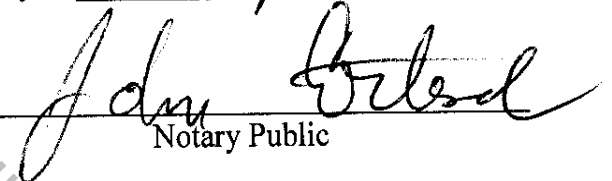


Lori S. Nielsen

STATE OF IL )  
 )SS  
COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael M. Nielsen, Jr. and Lori S. Nielsen are 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 therein set forth.

Subscribed and sworn to before me this 16 day of May, 2016.



Notary Public

My Commission Expires: 8/28/18



This instrument was prepared by:

Randall Boyer, Esq., 3223 Lake Avenue, Suite 15C-303, Wilmette, IL 60091  
(Name and Address)

~~MAIL TO:~~

William and Colleen Burns  
652 Lincoln Avenue  
Winnetka, IL 60093

SEND SUBSEQUENT TAX BILLS TO:

William E. Burns III  
~~William and Colleen Burns~~  
652 Lincoln Avenue  
Winnetka, IL 60093

Property commonly known as:  
 652 LINCOLN AVENUE  
 Winnetka, IL 60093  
 Cook County

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The land referred to in this Commitment is described as follows:

**THAT PART OF LOT 9 DESCRIBED AS FOLLOWS:**

BEGINNING AT A POINT AT THE SOUTHWEST CORNER OF SAID LOT 9 AND RUNNING FROM THERE IN A NORTHERLY DIRECTION ALONG THE WESTERLY LINE OF SAID LOT TO A POINT 40 FEET SOUTHERLY FROM THE NORTHWEST CORNER OF SAID LOT (AS MEASURED ALONG THE WESTERLY LINE OF SAID LOT); THENCE EASTERLY A DISTANCE OF 10 FEET ALONG THE LINE WHICH IF EXTENDED IN A STRAIGHT LINE WOULD INTERCEPT THE EASTERLY LINE OF LOT 9, 50 FEET SOUTHERLY FROM THE NORTHEAST CORNER OF SAID LOT 9 (AS MEASURED ALONG THE EASTERLY LINE OF SAID LOT 9); THENCE IN A SOUTHERLY DIRECTION ALONG A LINE 10 FEET EASTERLY FROM AND PARALLEL WITH THE WESTERLY LINE OF SAID LOT 9 TO SOUTHERLY LINE OF SAID LOT 9 AND THENCE WESTERLY ALONG THE SOUTHERLY LINE OF LOT 9 TO THE POINT OF BEGINNING IN WEBSTER'S RESUBDIVISION OF LOTS 1 TO 5 INCLUSIVE IN BLOCK 13 IN PARK ADDITION TO WINNETKA, ALSO THAT PART OF LOT 9 DESCRIBED AS FOLLOWS:  
 COMMENCING AT A POINT AT NORTHEASTERLY CORNER OF SAID LOT 9 RUNNING FROM THERE 50 FEET IN A SOUTHEASTERLY DIRECTION ALONG THE WESTERLY LINE OF LINCOLN AVENUE FROM THERE IN A SOUTHWESTERLY DIRECTION TO A POINT ON THE SOUTHWESTERLY LINE OF SAID LOT 9, 40 FEET SOUTHEASTERLY FROM THE NORTHWESTERLY CORNER OF SAID LOT FROM THERE IN A NORTHWESTERLY DIRECTION ALONG THE SOUTHWESTERLY LINE OF THE LOT TO ITS NORTHWEST CORNER AND FROM THERE IN A NORTHEASTERLY DIRECTION ALONG THE NORTHWESTERLY LINE OF SAID LOT 9 TO THE POINT OF BEGINNING IN WEBSTER'S RESUBDIVISION OF LOTS 1 TO 5 INCLUSIVE IN BLOCK 13 IN PARK ADDITION TO WINNETKA, ALL IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 652 LINCOLN AVENUE, Winnetka, Illinois 60093  
 Parcel ID(s): 05-17-416-020-0000

ALTA Commitment  
 Schedule C

PT16-30145

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**REAL ESTATE TRANSFER TAX**

23-May-2016



**COUNTY:**

502.50

**ILLINOIS:**

1,005.00

**TOTAL:**

1,507.50

05-17-416-020-0000

20160501606716

0-563-173-696

Property of Cook County Clerk's Office