

UNOFFICIAL COPY



Doc#: 1616118109 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/09/2016 02:28 PM Pg: 1 of 2

This Instrument was prepared by:
JENNIFER L. BARTON, ESQ.
Robbins, Salomon & Patt, Ltd.
180 North LaSalle Street, Suite 3300
Chicago, Illinois 60602

After recording, please mail to:
CAMBI L. CANN, ESQ.
Law Offices of Cambi L. Cann, P. C.
22 West Washington, Suite 1500
Chicago, Illinois 60602

Mail Subsequent Tax bills to:
LISA DIETER and MATTHEW T. MILLER
2614 N. Francisco Ave.
Chicago, IL 60647

#1670057 1/2

WARRANTY DEED

Statutory (Illinois)

THE GRANTORS, **LORING T. PELZ** and **SOPHIE E. PELZ**, Husband and Wife, of 2614 North Francisco Avenue, Chicago, Illinois 60647, for and in consideration of TEN and no/100ths (\$10.00) Dollars and other good and valuable consideration in hand paid, **CONVEY and WARRANT** to **LISA DIETER** and **MATTHEW T. MILLER**, husband & wife as Joint Tenants with the Right of Survivorship, GRANTEES, of 2504 Willetts Court, Chicago, Illinois 60647, all interest in the following described Real Estate situated in the COUNTY of COOK, in the STATE of ILLINOIS, to-wit:

LOT 14 AND THE SOUTH 5 FEET OF LOT 13 IN BLOCK 5 IN BYRON A. BALDWIN'S SUBDIVISION OF LOT 4 IN THE DIVISION OF THE NORTH EAST 1/4 OF THE SOUTH WEST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions, and restrictions of record so as long as same are not violated and do not interfere with the current use of the property; public and utility easements so long as same are not violated and do not interfere with the current use of the property; acts done by or suffered through Buyer; existing leases and tenancies, if any; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of closing.

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

PROPERTY: 2614 North Francisco Avenue, Chicago, Illinois 60647
PIN: 13-25-313-026-0000

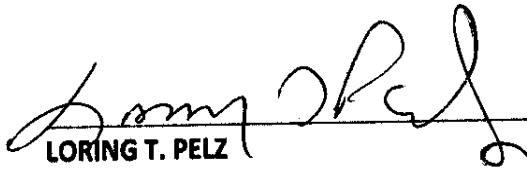
Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

Signature and Notary Page to Follow

CCRD REVIEW 

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DATED this 24 day of MAY, 2016.

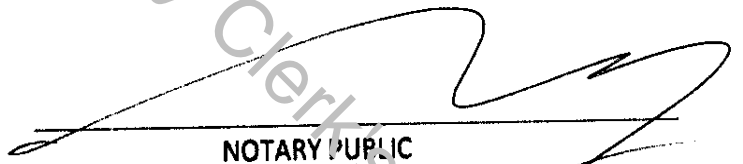
 (SEAL)
LORING T. PELZ


 (SEAL)
SOPHIE E. PELZ

State of ILLINOIS)
) SS
County of COOK)

I, the undersigned, a Notary Public in and for said County, the State aforesaid, DO HEREBY CERTIFY that LORING T. PELZ and SOPHIE E. PELZ, 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, including the release and waiver of the right of homestead.

Given under my hand and official seal this 24th day of MAY, 2016.




NOTARY PUBLIC

REAL ESTATE TRANSFER TAX		08-Jun-2016
	CHICAGO:	6,577.50
	CTA:	2,631.00
	TOTAL:	9,208.50 *

13-25-313-026-0000 | 20160501607816 | 1-911-375-168

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



REAL ESTATE TRANSFER TAX		09-Jun-2016
	COUNTY:	438.50
	ILLINOIS:	877.00
	TOTAL:	1,315.50

13-25-313-026-0000 | 20160501607816 | 1-960-887-616