

UNOFFICIAL COPY



Chicago Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY
TENANTS BY THE ENTIRETY**



1616208042D

Doc#: 1616208042 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/10/2016 02:20 PM Pg: 1 of 3

16204152

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THE GRANTOR(S), Royce H Simpson and Lorraine Graves Simpson, husband and wife, of 1641 W. 99th Street, of the city of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, Convey and Warrant to Paul Dalach and Kindra Dalach, husband and wife of Chicago, County of Cook and the State of Illinois, 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 LEGAL DESCRIPTION

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements, installments not due at the date hereof, and general real estate property taxes for the year 2016 and subsequent years.

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

Permanent Real Estate Index Number(s): 25-07-404-014-0000, 25-07-404-015-0000, 025-07-404-059-0000, 25-07-404-062-0000

Address(es) of Real Estate: 1641 W. 99th Street, Chicago, Illinois 60643

Dated this 31st day of MAY 2016

Royce H Simpson

Lorraine Graves Simpson

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UNOFFICIAL COPYSTATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Royce H Simpson and Lorraine Graves Simpson, husband and wife, 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 31st day of May 2016






Joseph L. Wilson (Notary Public)

Prepared By: Carla Davis
11141 S. Longwood Drive
Chicago, Illinois 60643

Mail To:
David Gorr
205 W. Randolph Suite 850
Chicago, Illinois 60647

Name & Address of Taxpayer:
Paul Dalach, husband and wife, and Kindra Dalach
1641 W. 99th Street
Chicago, Illinois 60643

REAL ESTATE TRANSFER TAX		02-Jun-2016
	COUNTY:	282.50
	ILLINOIS:	565.00
	TOTAL:	847.50
25-07-404-062-0000 20160501611077 0-616-266-048		

REAL ESTATE TRANSFER TAX		02-Jun-2016
	CHICAGO:	4,237.50
	CTA:	1,695.00
	TOTAL:	5,932.50 *
25-07-404-062-0000 20160501611077 1-278-703-936		

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

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Data ID: 955

Loan No: 0916032104
 Borrower: PAUL DALACH

LEGAL DESCRIPTION

PARCEL 1:
 LOT 8 AND THE WEST 12-1/2 FEET OF LOT 7 IN VARTY'S SUBDIVISION OF ALL OF LOTS 1 AND 2 OF M.E. HILLIARD'S SUBDIVISION OF LOT 1 IN BLOCK 4 IN WASHINGTON HEIGHTS IN SECTION 7, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE WEST 54 FEET OF SAID LOT 2 AND CERTAIN LANDS FORMERLY OCCUPIED BY THE WASHINGTON HEIGHTS BRANCH RAILROAD) IN COOK COUNTY, ILLINOIS, AS PER PLAT RECORDED JUNE 22, 1894, IN BOOK 62, PAGE 13, IN COOK COUNTY, ILLINOIS.

PARCEL 2:
 THE EAST 54 FEET OF THE WEST 654 FEET OF LOT 1 IN BLOCK 4 IN WASHINGTON HEIGHTS SUBDIVISION OF THE SOUTH 100 ACRES OF THE SOUTHWEST 1/4 OF SECTION 8 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3:
 SO MUCH OF THE ABANDONED RIGHT-OF-WAY OF THE CHICAGO, ROCK ISLAND AND PACIFIC RAILROAD COMPANY IN LOT 1 OF BLOCK 4 IN WASHINGTON HEIGHTS SUBDIVISION OF THE SOUTH 100 ACRES OF THE SOUTHWEST 1/4 OF SECTION 8, AND THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS LIES NORTH OF THE SOUTH LINE OF SAID LOT 1 AND WEST OF THE WEST LINE OF THE EAST 54 FEET OF THE WEST 654 FEET OF SAID LOT 1, AFORESAID, IN COOK COUNTY, ILLINOIS.

PARCEL 4:
 THAT PART OF THE NORTH 1/2 OF LOT 2 IN BLOCK 4 IN THE WASHINGTON HEIGHTS SUBDIVISION OF THE SOUTH 100 ACRES OF THE SOUTHWEST 1/4 OF SECTION 8 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF A NORTH AND SOUTH LINE, 282 FEET 2-5/8 INCHES WEST OF THE NORTHEAST CORNER OF SAID LOT, SAID NORTH AND SOUTH LINE BEING AT RIGHT ANGLES TO THE NORTH LINE OF SAID LOT (EXCEPT FROM SAID LOT THAT PART LYING WEST OF THE EAST LINE EXTENDED SOUTH OF LOT 4 IN M.E. HILLIARD'S SUBDIVISION OF LOT 1 IN BLOCK 4 OF WASHINGTON HEIGHTS, AFORESAID), ALL IN COOK COUNTY, ILLINOIS.

25.07.404.014 & 015
 25.07.404.059
 25.07.404.062