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Doc# 1619455058 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/12/2016 09:46 AM Pg: 1 of 2

Dec ID 20160601622687
ST/CO Stamp 0-488-639-808 ST Tax \$416.00 CO Tax \$208.00
City Stamp 1-092-744-512 City Tax: \$4,368.00

THIS Instrument was Prepared
When Recorded Mail To:
Lorelle L. Lindo
Chapman and Cutler LLP
111 West Monroe
Chicago, Illinois 60603

8/13
After Recording Mail to:
Jennifer Goldstone
Shaw Fishman Glantz & Tambirke
321 N. Clark St #800
Chicago IL 60654

SPACE ABOVE THIS LINE RESERVED FOR
RECORDER'S USE ONLY

WARRANTY DEED



THE GRANTORS, ADAM PENLY and TERRI FALVEY, HUSBAND AND WIFE, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable considerations in hand paid, hereby CONVEY and WARRANT to ERIC NETZEL and LINDSEY RICHARDS, not in Tenancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:


LOT 237 IN GIVINS AND GILBERT'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHWEST 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, public and utility easements, acts done by or suffered through Grantees, all confirmed special governmental taxes or assessments, and general real estate taxes not yet due and payable at the time of closing.

Permanent Real Estate Index Number: 13-25-135-027-0000

Address of Real Estate: 2834 N. Mozart Street, Chicago, Illinois 60618

REAL ESTATE TRANSFER TAX		01-Jul-2016	
	COUNTY:	208.00	
	ILLINOIS:	416.00	
	TOTAL:	624.00	
13-25-135-027-0000 20160601622687 0-488-639-808			

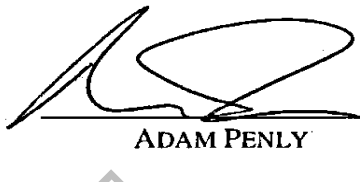
REAL ESTATE TRANSFER TAX		01-Jul-2016	
	CHICAGO:	3,120.00	
	CTA:	1,248.00	
	TOTAL:	4,368.00 *	
13-25-135-027-0000 20160601622687 1-092-744-512			
* Total does not include any applicable penalty or interest due.			


Baird & Warner Title Services, Inc.
475 North Martingale
Suite 120
Schmumburg, IL 60173

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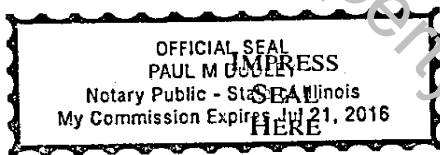
hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To Have And To Hold said premises not in tenancy in common, but in joint tenancy forever.

DATED this ²⁷ 28th day of June, 2016

 (SEAL)
ADAM PENLY

 (SEAL)
TERRI FALVEY

State of Illinois, County of Cook ss.



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Adam Penly and Terri Falvey, husband and wife, 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 27 day of June, 2016.

Commission expires July 21 2016


NOTARY PUBLIC

This instrument was prepared by: Lorelle L. Lindo, Chapman and Cutler LLP, 111 W. Monroe Street, Suite 1800, Chicago, Illinois 60603.

SEND SUBSEQUENT TAX BILLS TO:
Eric Netzel and Lindsey Richards
2834 N. Mozart Street
Chicago, Illinois 60618