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WARRANTY DEED

USI 1960 3533

THE GRANTORS



Doc#: 1620008235 Fee: \$40.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 07/18/2016 03:36 PM Pg: 1 of 2

(The space above for Recorder's use only)

Cheryl A. Rodriguez, divorced, not since remarried and Richard J. Hart, married to Sherry A. Hart* of the Village of Chicago Ridge, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to Kevin D. Robinson, a Single man, the following described Real Estate situated in Cook County, Illinois, commonly known as 1025 S. Major Ave, Chicago Ridge, IL 60415, legally described as:

LOT 24 (EXCEPT THE SOUTH 25 FEET THEREOF), LOT 25, AND THE SOUTH 10 FEET OF LOT 26 IN BLOCK 3 IN BOULI VARD SUBDIVISION NO. 2, BEING A SUBDIVISION OF THE WEST 3/4 OF THE SOUTH 1/4 OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 37 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; and general real estate taxes for 2015 and subsequent years.

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

*This is non homestead property as to Sherry A. Hart

Permanent Index Number (PIN): 24-17-409-035-0000

Address(es) of Real Estate: 11025 \$\mathbb{X}\$. Major Ave, Chicago Ridge, IL 60415

Dated this <u>29th</u> day of <u>June</u>, 2016

A. Rodriguez Richard J. Hart

24-17-409-035-0000 | 20160701629833 | 0-587-967-808

Y

(SEAL)

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STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Cheryl A. Rodriguez, divorced and not since remarried and Richard J. Hart, married to Sherry A. Hart, personally known to me to be the same persons whose names subscribed in 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

_ day of

2016.

"OFFICIAL SEAL"
DENISE J. BAILEY
NOTARY PUBLIC, STATE OF ILLINO'S ;
MY COMMISSION EXPIRES 10/2/2019

Commission expires

This instrument was prepared by: Thomas P. Dalton, Dalton & Dalton, P.C., 6930 W. 79th Street, Burbank, IL 60459

MAIL TO:

SEND SUPSEQUENT TAX BILLS TO:

Gerald Prendergast Attorne at Law 3540 W. 95th Street Evergreen Park, IL 60805

Kevin Robinson
11025 X. Major Ave
Chicago Ridge , IL 6(4)5