

# UNOFFICIAL COPY



Doc#: 1620955068 Fee: \$48.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/27/2016 11:22 AM Pg: 1 of 6

**WARRANTY DEED  
ILLINOIS STATUTORY  
Tenants by the Entirety**

THE GRANTORS, William C. Brooks, Individually and as Trustee of the William C. Brooks Revocable Trust dated, June 1, 2005 and Nicole K. Nelson, Individually and as Trustee of the Nicole K. Nelson Revocable Trust dated, June 1, 2005, as husband and wife, both of 1332 N. Bell Ave., Chicago, Illinois 60622, County of Cook, State of Illinois, and for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand PAID, CONVEY and WARRANT to Grantees, Benjamin P. Caughlin and Maria Beltran, husband and wife, both of 5812 River Rd., Flushing MI 48433, of the County of Genesee, State of Michigan, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

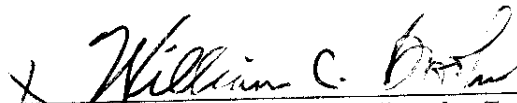
**SUBJECT TO:**


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 as Tenants by the Entirety, forever.

Permanent Real Estate Index Number(s): 17-06-116-034-0000

Address(es) of Real Estate: 1332 N. Bell Avenue, Chicago, Illinois 60622, County of Cook

Dated this 14<sup>th</sup> day of JULY, 2016

  
WILLIAM C. BROOKS, Individually and as Trustee of the William C. Brooks Revocable Trust, dated June 1, 2005

  
NICOLE K. NELSON, Individually and as Trustee of the Nicole K. Nelson Revocable Trust, dated June 1, 2005

mail to  
10 of 4  
Proper Title, LLC  
180 N. LaSalle Ste. 1920  
Chicago, IL 60601  
PT16-31287

4

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT WILLIAM C. BROOKS, Individually and as Trustee of the William C. Brooks Revocable Trust, dated June 1, 2005, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 14<sup>th</sup> day of JULY, 20 16



*[Handwritten Signature]*  
\_\_\_\_\_  
(Notary Public)

**Prepared by:**

Leonard D. Litwin  
HODES, GREENSTEIN & LITWIN  
205 W. Randolph Street, Suite 1410  
Chicago, Illinois 60606  
312/346-9733

~~Michael R Martin~~  
Michael R Martin  
Dunn, Martin, Miller & Heathcode, Ltd  
15 W Jefferson #300

Joliet IL 60432  
**Name and Address of Taxpayer:**  
Benjamin P. Caughlin  
Maria Beltran  
1332 N. Bell Ave.  
Chicago, Illinois 60622

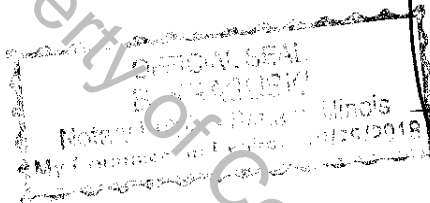
# UNOFFICIAL COPY

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT NICOLE K. NELSON, Individually and as Trustee of the Nicole K. Nelson Revocable Trust, dated June 1, 2005, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 18<sup>th</sup> day of JULY, 20 16

SEAL



*[Handwritten Signature]*

(Notary Public)

**Prepared by:**

Leonard D. Litwin  
HODES, GREENSTEIN & LITWIN  
205 W. Randolph Street, Suite 1410  
Chicago, Illinois 60606  
312/346-9733

~~Michael R Martin~~  
Michael R Martin  
Dunn, Martin, Miller & Heathcock, Ltd  
15 W Jefferson #300  
Joliet IL 60432

**Name and Address of Taxpayer:**  
Benjamin P. Caughlin  
Maria Beltran  
1332 N. Bell Ave.  
Chicago, Illinois 60622

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## Exhibit "A" – Legal Description

**LOT 11 IN HUBBARD'S SUBDIVISION OF BLOCK 10 IN WATSON TOWER AND DAVIS  
SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP  
39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK  
COUNTY, ILLINOIS.**

Commonly known as 1332 N BELL AVENUE, Chicago, Illinois 60622

PIN #17-06-116-034-0000

Property of Cook County Clerk's Office

**UNOFFICIAL COPY**

**REAL ESTATE TRANSFER TAX**

19-Jul-2016



<b>CHICAGO:</b>	5,437.50
<b>CTA:</b>	2,175.00
<b>TOTAL:</b>	7,612.50 *

17-06-116-034-0000 | 20160701632978 | 1-514-356-032

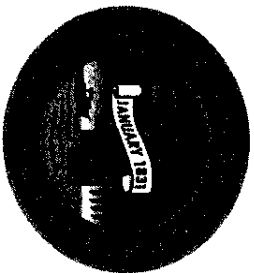
Total does not include any applicable penalty or interest due.

Property of Cook County Clerk's Office

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**REAL ESTATE TRANSFER TAX**

19-Jul-2016



<b>COUNTY:</b>	<b>ILLINOIS:</b>	<b>TOTAL:</b>
362.50	725.00	1,087.50

17-06-116-034-0000 | 20160701632978 | 0-042-614-080

Property of Cook County Clerk's Office