

UNOFFICIAL COPY

STC 01146-17248
Warranty Deed

Doc#: 1621717044 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/04/2016 09:36 AM Pg: 1 of 3

Dec ID 20160701633882
ST/CO Stamp 0-804-225-856 ST Tax \$425.00 CO Tax \$212.50
City Stamp 0-734-649-664 City Tax: \$4,462.50

STEWART TITLE
800 E. DIEHL ROAD
SUITE 180
NAPERVILLE, IL 60563

GRANTOR(S), Francisco Colon and Olga E. Colon, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN and no/100 (\$10.00) Dollars, and other good and valuable consideration, in hand paid, CONVEY and WARRANT to GRANTEE(s), Erin Matthews, a single person, and Abigail Matthews, a single person, of 1934 N. California, #1, Chicago, IL 60647, Illinois as joint tenants, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT "A".

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


SUBJECT ONLY TO: General taxes for 2016 and subsequent years and other covenants, conditions, and restrictions of record.


Permanent Index Number (PIN): 13-25-425-027-0000

Address of Real Estate: 2424 North Washtenaw Avenue, Chicago, Illinois 60647

DATED this 15th day of July, 2016




Francisco Colon


Olga E. Colon

REAL ESTATE TRANSFER TAX		21-Jul-2016
	CHICAGO:	3,187.50
	CTA:	1,275.00
	TOTAL:	4,462.50 *

13-25-425-027-0000 | 20160701633882 | 0-734-649-664

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

REAL ESTATE TRANSFER TAX		25-Jul-2016
	COUNTY:	212.50
	ILLINOIS:	425.00
	TOTAL:	637.50

13-25-425-027-0000 | 20160701633882 | 0-804-225-856


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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 Francisco Colon and Olga E. Colon, husband and wife, personally known to me to be the same person whose name they 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, if any.

Given under my hand and official seal, this 5th day of July, 2016.

Commission expires May 6 2016


NOTARY PUBLIC



Prepared by:
Demetrio Garza
Law Offices of Demetrio Garza, LLC
2500 South Blue Island Ave., 1st floor
Chicago, Illinois 60608

Return to:
Abigail Matthews
1934 N. California, Unit 1
Chicago, IL 60647

Send Tax Bill to:
Abigail Matthews
1934 N. California, Unit 1
Chicago, IL 60647

Notary Public - State of Illinois
Cook County Clerk's Office

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COMMITMENT FOR TITLE INSURANCE
SCHEDULE A

Exhibit A - Legal Description

Lot Forty-two (42) in Block Five (5) in Harriet Farlin's Subdivision of the West half (W1/2) of the South East quarter (SE1/4) in Section Twenty-five (25), Township Forty (40) North, Range Thirteen (13), East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office