

# UNOFFICIAL COPY



## WARRANTY DEED

THE GRANTORS, *John P. Dumire and*

*Anita L. Dumire, husband and wife*, of 6772

North Oxford Avenue, Chicago, Illinois, for and in consideration of TEN DOLLARS (\$10.00), in

hand paid, and other good and valuable consideration,

CONVEY and WARRANT to *Nicole Nelson*, <sup>of Brendan M. Farley, a single man \*</sup> a single woman, of 2424 W. Farragut Avenue, Unit G, Chicago, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF

*SUBJECT TO: covenants, conditions restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate, and general real estate taxes not due and payable at the time of closing.*

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

Address of Real Estate: 6772 North Oxford Avenue, Chicago, Illinois, 60631

\*as joint tenants

Permanent Real Estate Index Number: 09-36-401-012-0000

DATED this 16<sup>th</sup> day of September, 2016

*John P. Dumire*  
JOHN P. DUMIRE

*Anita L. Dumire*  
ANITA L. DUMIRE

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 *John P. Dumire and Anita L. Dumire*, 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 release and waiver of the right of homestead.

Given under my hand and official seal, this 16<sup>th</sup> day of September, 2016

"OFFICIAL SEAL"

Eileen M Keating

Notary Public, State of Illinois

My Commission Expires 1/16/2017

*Eileen M Keating*  
NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY: *Gazaldo Law Offices, 6650 North Northwest Highway, Suite 301, Chicago, Illinois 60631; 773/467-0800*

### AFTER RECORDING, MAIL TO:

Joanne Gleason, Esq.  
6400 N. Harlem Avenue, Ste. 2  
Chicago, Illinois 60668

*1523 N. Walnut Ave.  
Arlington Heights,*

### SEND SUBSEQUENT TAX BILLS TO:

Nicole Nelson  
6772 North Oxford Avenue  
Chicago, Illinois 60631

REAL ESTATE TRANSFER TAX	29-Sep-2016
CHICAGO:	3,161.25
CTA:	1,264.50
TOTAL:	4,425.75 *

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

Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., Ste. 2150  
Chicago, Illinois 60606

REAL ESTATE TRANSFER TAX	29-Sep-2016
COUNTY:	210.75
ILLINOIS:	421.50
TOTAL:	632.25

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## LEGAL DESCRIPTION

LOTS 2 AND 3 IN BLOCK 19 IN EDISON PARK IN SECTION 36, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address of Real Estate: 6772 North Oxford Avenue, Chicago, Illinois 60631

Permanent Real Estate Index Number: 09-36-401-012-0000

Property of Cook County Clerk's Office

**Warranty Deed**

INDIVIDUAL TO INDIVIDUAL

6772 North Oxford Avenue  
Chicago, Illinois 60631

John P. Dumire  
Anita L. Dumire

to

Nicole Nelson  
Brendan M. Farley