## **UNOFFICIAL COPY**

## WARRANTY DEED

≈1701118133D≪

Doc# 1701118133 Fee \$40.00

RHSP FEE:59.00 RPRF FEE: \$1.00

KAREN ALYARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/11/2017 02:28 PM PG: 1 OF 2

MAIL TO: Leticia Mores 6618 S. Kedvale tre. Chicago, A. 60629

> Send Bills to: Leticia Mones 6618 S. Kedvale Ave Chicago, IL 60629

THE GRANTOR, **Property Group**, **LLC 7**, an Illinois limited liability company, of the 3135 W. 59<sup>th</sup> St, Chicago, County of Cook, in the State of Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEE, **Leticia Mones** a single person of 4244 W. 55<sup>th</sup> St, Chicago, County of Cook, in the State of Illinois, the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 7 IN BLOCK 13 IN ARTHUR T. MCINTOSH'S CRAWFORD AVENUE ADDITION TO CHICAGO OF THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 22, TOYNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 19-22-222-027-0006

Property Address: 6618 South Kedvale Avenue, Chicago Illinois 60629

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

SUBJECT TO: General Taxes for 2016 and subsequent years; easements for public utilities, terms, covenants, conditions, and restrictions of record.

DATED this 23 December 2016.

1

Walter Zubricki, managing member of

Property Group, LLC 7

Old Republic Title
9601 Southwest Highway

9601 Southwest Highwa Oak Lawn, IL 60453

STATE

## **UNOFFICIAL COPY**

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 Walter Zubricki the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that signed, sealed and delivered the said instrument as 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 notary seal, this 23 December 2016

(Seal)

Notary Public

This instrument was prepared by:

The Law Offices of Martin Ptasinski, P.C. 8517 South Archer Avenue Willow Springs, Illinois 60458 708-467-0000

OFFICIAL SEAL
MARTIN PTASINSKI
Notary Public - State of Illinois
My Commission Expires 1/27/2020

| REAL ESTATE TRANSFER TAX |                     | 02-Jan-2017   |
|--------------------------|---------------------|---------------|
|                          | CHICAGO:            | 1,800.00      |
| 12.1                     | CTA:                | 720.00        |
|                          | ZOTAL:              | 2,520.00      |
| 19-22-222-027-00         | 00   20161201696049 | 0-219-169-984 |

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

| REAL ESTATE TRANSFER TAX |           | 09-Jan-2017    |               |
|--------------------------|-----------|----------------|---------------|
|                          |           | COUNTY:        | 120.00        |
|                          | ( S. ( )  | ILLINOIS:      | 240.00        |
|                          |           | TOTAL:         | 360.00        |
| 19-22-222                | -027-0000 | 20161201696049 | 1.781.490.880 |