

# UNOFFICIAL COPY

## WARRANTY DEED

#1677770

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

1/2



\*1704144068\*

Doc# 1704144068 Fee \$42.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/10/2017 12:48 PM PG: 1 OF 3

Above Space for Recorder's Use Only

**THE GRANTOR**, MANUEL ALVARADO, a single man of 202 Western Avenue, Wilmington, Delaware for and in consideration of TEN AND 00/100 (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to QUINN M. WARE, an unmarried man of 1204 W. 115th St, Chicago, IL 60643 the following described Real Estate situated in the County of Cook the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERE TO AS EXHIBIT A

Permanent Real Estate Index Number(s): 29-12-110-050-0000

Address of Real Estate: 323 Prairie <sup>Ave</sup>, Calumet City, Illinois 60409

**SUBJECT TO THE FOLLOWING, IF ANY:** Covenants, conditions, and restrictions of record; and 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.

TO HAVE AND TO HOLD said premises forever.

DATED this 11<sup>th</sup> day of January, 2017

  
\_\_\_\_\_  
MANUEL ALVARADO

S Y  
P 3  
S N  
SC Y  
INT Y

# UNOFFICIAL COPY

STATE OF Delaware )  
 ) SS.  
COUNTY OF New Castle )


I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MANUEL ALVARADO, 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.

Given under my hand and official seal, this 11<sup>th</sup> day of January, 2017.


**YOGESH B. PATEL**  
NOTARY PUBLIC, STATE OF DELAWARE  
MY COMMISSION EXPIRES AUGUST 9, 2020

Yogesh B. Patel  
NOTARY PUBLIC

This instrument was prepared by: Karyn R. Vanderwarren  
120 E. Ogden Avenue, Suite 124  
Hinsdale, IL 60521

**REAL ESTATE TRANSFER TAX**  
50326 1-27-14  
  
Calumet City • City of Homes \$ 392

**REAL ESTATE TRANSFER TAX** 10-Feb-2017  
COUNTY: 49.00  
ILLINOIS: 98.00  
TOTAL: 147.00  
29-12-110-050-0000 | 20170101698549 | 0-232-399-552

**REAL ESTATE TRANSFER TAX**  
50327 1-27-14  
  
Calumet City • City of Homes \$ 392

MAIL TO:  
QUANN M. WARE  
323 PRAIRIE AVE  
CALUMET CITY IL 60409

SEND SUBSEQUENT TAX BILLS TO:  
QUANN M. WARE  
323 PRAIRIE AVE  
CALUMET CITY IL 60409

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

THE NORTH 9 FEET OF LOT 45, ALL OF LOT 46 AND LOT 47 (EXCEPT THE NORTH 11 FEET THEREOF) IN BLOCK 7 IN CALUMET SUBDIVISION, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address commonly known as:  
323 Prairie Avenue  
Calumet City, IL 60409

PIN#: 29-12-110-059-0000

Property of Cook County Clerk's Office