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Special Warranty Deed CORPORATION TO INDIVIDUALS

Doc#: 1704808058 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/17/2017 12:30 PM Pg: 1 of 3

Joint Tenants

Dec ID 20170201611990
ST/CO Stamp 0-799-445-696 ST Tax \$285.00 CO Tax \$142.50

ILLINOIS

Above Space for Recorder's Use Only

THIS AGREEMENT between Stoneway Homes, Inc. a corporation created and existing under and by virtue of the laws of the State of and duly authorized to transact business in the State of Illinois, party of the first part, and *(Name and Address of Grantee- s)* Christine Hamman and Rajesh Patel as Joint Tenants of 3722 N. Lowell Ave., Chicago, Illinois, 60641 party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit: *(see legal description rider attached as page 3 hereto)*.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND,

SUBJECT TO: General taxes for 2016 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 24-10-415-050-0000

Address(es) of Real Estate:
10223 S Kolin Ave Oak Lawn Illinois 60453-4279

REAL ESTATE TRANSFER TAX		17-Feb-2017	
		COUNTY:	142.50
		ILLINOIS:	285.00
		TOTAL:	427.50

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24-10-415-050-0000 | 20170201611990 | 0-799-445-696

Village of Oak Lawn	Real Estate Transfer Tax \$100	02161
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Village of Oak Lawn	Real Estate Transfer Tax \$25	02692
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Village of Oak Lawn	Real Estate Transfer Tax \$300	02787
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Village of Oak Lawn	Real Estate Transfer Tax \$1,000	01704
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FIDELITY NATIONAL TITLE 0217001044
103

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The date of this deed of conveyance is 2-4 2017.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its Corporate Seal to be hereto affixed, and has caused its name to be signed these presents by its President and attested by its Secretary, on the date stated herein.

Name of Corporation:
Stoneway Homes, Inc.


By: *President*

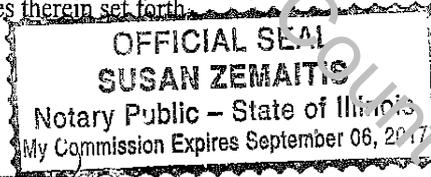
(Impress Corporate Seal Here)


Attest: *Secretary*

State of Illinois
County of Cook

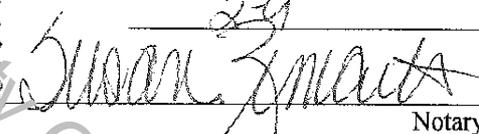
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JIM PINSON personally known to me to be the President of a Corporation, and ARTHUR WICK personally known to me to be the Secretary of said corporation, and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such President and Secretary, they signed and delivered the said instrument and caused the Corporate Seal of said corporation to be affixed thereto, pursuant to authority given by the board of directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

(Impress Seal Here)



Given under my hand and official seal 2-4 2017.

(My Commission Expires


Notary Public

This instrument was prepared by

Bernard F. Lord
2940 W. 95th Street
Evergreen Park, IL 60805

Send subsequent tax bills to:
Christine Hamman & Rajesh
Patel

10223 S. Kolin Ave.
Oak Lawn, IL 60453

Recorder-mail/recorded document to:

Katie Cotter Bowen
4544 W. 103rd St. #102
Oak Lawn, IL 60453

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LEGAL DESCRIPTION RIDER

For the premises commonly known as:

10223 S Kolin Ave
Oak Lawn , Illinois 60453-4279

Legal Description:

THE NORTH HALF OF LOT 28, ALL OF LOTS 29 AND 30 AND THE SOUTH HALF OF LOT 31 IN BLOCK 9 IN RIDGE LAWN HIGHLANDS SECOND ADDITION, BEING A SUBDIVISION OF THE SOUTH THREE QUARTERS OF THE EAST HALF OF THE WEST HALF OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office