

# UNOFFICIAL COPY

Doc#: 1707608029 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/17/2017 09:54 AM Pg: 1 of 3

## WARRANTY DEED

Dec ID 20170301620653  
ST/CO Stamp 1-113-512-640 ST Tax \$580.00 CO Tax \$290.00

### MAIL TO:

Charles J. Cooper  
240 S. East Avenue  
Oak Park, IL 60302

### NAME & ADDRESS OF TAXPAYER:

Charles J. Cooper  
240 S. East Avenue  
Oak Park, IL 60302

*as tenants by the entirety*

THE GRANTOR (S), JUSTIN D. BYNUM and JESSICA P. BYNUM, both divorced and not remarried, of the Village of Oak Park, County of Cook, State of Illinois for and in consideration of Ten DOLLARS and other good and valuable considerations in hand paid, CONVEY(S) AND WARRANT(S) to CHARLES COOPER and ANGELA COOPER, of 608 S. Clinton Oak Park, IL 60302, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

(SEE ATTACHED)

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 property not as Tenants in Common, not as Joint Tenants. But as Tenants by the Entirety.

REAL ESTATE TRANSFER TAX		15-Mar-2017
	COUNTY:	290.00
	ILLINOIS:	580.00
	TOTAL:	870.00
16-07-409-011-0000   20170301620653   1-113-512-640		

Property Index Number: 16-07-409-011-0000  
Property Address: 240 S. East Ave., Oak Park, IL 60302

Dated this 10 Day of March 2017

Justin D. Bynum (SEAL)  
JUSTIN D. BYNUM  
Jessica P. Bynum (SEAL)  
JESSICA P. BYNUM

Baird & Warner Title Services, Inc.  
475 North Martingale  
Suite 120  
Schaumburg, IL 60173

## Real Estate Transfer Tax

\$4,640.00



Oak Park

www.oak-park.us

BW17-31092-1/2

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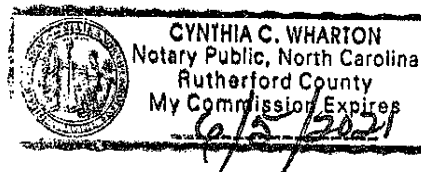
STATE OF NC  
COUNTY OF Rutherford }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that JUSTIN D. BYNUM and JESSICA P. BYNUM, 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 instrument as a 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 notarial seal, this 10 day March, 2017.

Cynthia C. Wharton  
Notary Public

NAME AND ADDRESS OF PREPARER:  
Kevin F. Alexander  
Attorney at Law  
830 North Blvd.  
Oak Park, IL 60301



Property of Cook County Clerk's Office

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**LEGAL DESCRIPTION:**

**LOT 12 (EXCEPT THE SOUTH 40 FEET THEREOF) AND LOT 13 (EXCEPT THE NORTH 40 FEET THEREOF) IN BLOCK 51 IN VILLAGE OF RIDGELAND, A SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF SECTION 7 AND OF THE NORTHWEST 1/4 AND THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 2, 1872 AS DOCUMENT NUMBER 16125, IN COOK COUNTY, ILLINOIS.**

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