

UNOFFICIAL COPY

WARRANTY DEED

The Grantor, **Steven A. Baskin and Jill H. Baskin**, of the Village of River Forest, County of Cook, State of Illinois, for and in consideration of Ten DOLLARS (\$10.00) in hand paid, CONVEYS and WARRANTS all of their right, title and interest, to **Theodore Perlstein and Lauren Perlstein**, not as joint tenants or as tenants in common, but as Tenants by the Entirety, ("Grantee") the following described real estate situated in the County of Cook, State of Illinois, to wit:

0170201617908

THE SOUTH 42 FEET OF THE NORTH 62 FEET OF LOT 17 IN FOWLER, BRUNER AND BODEN'S SUBDIVISION OF SECTIONS 11 AND 12, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN VILLAGE OF RIVER FOREST, IN COOK COUNTY, ILLINOIS.

Subject to (i) general real estate taxes not due and payable at the time of closing and subsequent years; (ii) building lines and easements; and (iii) zoning and building ordinances; (iv) private, public, and utility easements of record; (v) party wall rights and agreements, if any; (vi) covenants, conditions and restrictions of record (none of which provide for reverter) nor prohibit present use of property; and (vii) acts done or suffered by or through Grantee.

Permanent Real Estate Index Number(s): 15-12-106-009-0000
Address of Real Estate: 546 Keystone Avenue, River Forest, Illinois 60305

DATED this 15 day of March, 2017

[Signature]
Steven A. Baskin

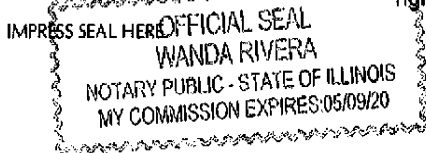
REAL ESTATE TRANSFER TAX		22-Mar-2017	
	COUNTY:	380.00	
	ILLINOIS:	760.00	
	TOTAL:	1,140.00	
15-12-106-009-0000	20170201617908	0-283-294-400	

[Signature]
Jill H. Baskin

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 Steven A. Baskin and Jill H. Baskin, 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 the release and waiver of the right of homestead.

Given under my hand and official seal this 15 day of March, 2017



[Signature]
Wanda Rivera
Notary Public

This instrument was prepared by:
Deborah F. Hill, Esq.
Hill Law Offices
55 W. Monroe
Suite 2400
Chicago, Illinois 60603

Send recorded deed to:
Aldon W. Patt, Esq.
Suite 200-80
120 West Madison Street
Chicago, Illinois 60602

Send subsequent tax bills to:
Theodore Perlstein and Lauren Perlstein
546 Keystone Avenue
River Forest, Illinois 60305

VILLAGE OF RIVER FOREST



Real Estate Transfer Tax

Date 3/16/17 Amt Paid \$760.00