UNOFFICIAL C

WARRANTY DEED

Statutory (ILLINOIS)

MAIL TO: Theresa Dicke

5006 N Keeler An

Doc# 1709018058 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/31/2017 01:27 PM PG: 1 OF 3

THE GRANTOR(S): Site Pros Inc., a corporation created and existing under and by virtue of the laws of the State of Illinois and duly eathorized to transact business in the State of Illinois, for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid CONVEYS and WARRANTS to Theresa Dicket and Christopher Hubert, Maried heach other, of 5026 N. Keeler Ave., City of Chicago, County of Cook, State of Illinois, not as tennants in commun, not as Wint tennants, but as tennants by unknety, the following described Real Estates situated in the County of Cook, State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS "EXHIBIT A"

SUBJECT TO: General taxes for the 2nd installment of 2016 and subsequent years and (a) general real estate tax not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways; (f) party wall rights and agreements, if any; and (g) 'imitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

PERMANENT INDEX NUMBER: 13-10-408-030-0000

PROPERTY ADDRESS:

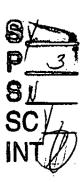
5026 N. Keeler Ave., Chicago, IL 60650

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

DATED THIS DAY OF March, 2017

Karolina Babkowska, as President of Site Pros Inc.

AT 17050



1709018058 Page: 2 of 3

UNOFFICIAL COPY

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that Karolina Babkowska, is personally known to me to be a duly authorized agent of Site Pros Inc., and the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 2746 Day of March

3-2-18

. 2017.

Commission expires

NOTARY PUBLIC

OFFICIAL SEAL JOHN E. BRENNOCK NOTARY PUBLIC. STATE OF ILLINOIS My Commission Expires 3-2-2018

Prepared by:

Alicia M. Sroka Alicja M. Sroka & Associates, P.C Attorney at Law 7742 W Higgins Rd., #C102, Chicago, IL 60631

REAL	ESTATE	TRANSFI	ER TAX
------	--------	---------	--------

29-Mar-2017

CHICAGO: CTA: TOTAL:

5,137.50 2,055.00 7,192.50

13-10-408-030-0000 | 20170301630219 | 0-962-968-256

REAL ESTATE TRANSFER TAX 31-Mar-2017 342.50 COUNTY: ILLINOIS: 685.00 TOTAL: 1,027.50

-13x -16/7/50 -17/50 20170301630219 | 1-905-205-952 13-10-40° 030-0000

^{*} Total does not include any applicable penalty or interest due.

UNOFFICIAL ALTA COMMITMENT 2006

File No. AT17050 Associated File No:

EXHIBIT A

LOT 2 IN THE SUBDIVISION OF LOTS 12, 13, 14, 15 AND 16 IN BLOCK 8 IN VALERIA M. WILLIAMS' JEFFERSON PARK ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 10, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

ALSO KNOWN AS:

THE SOUTH 15 3/4 FEET OF LOT 13 AND THE NORTH 12 1/2 FEET OF LOT 14 IN BLOCK 8 IN VALERIA M. V. ILLIAMS' JEFFERSON PARK ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 10. Or Coot County Clark's Office TOWNSHIP 40 NORTH PANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address of Property: **5026 N KEELER AVE** CHICAGO, IL 60630

Parcel ID Number: 13-10-408-030-0000