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17110220590

WARRANTY DEED

Doc# 1711022059 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/20/2017 02:11 PM PG: 1 OF 2

17515182-TPK

THE GRANTORS, Mike Kazoun and Zena Kazoun, husband and wife, of Tinley Park, County of Cook, State of Illinois, for consideration of TEN and NO/100ths DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to THE GRANTEEES, Sheldon Smith and Latrice Flowers, husband and wife, not as joint tenants or tenants in common but as TENANTS BY THE ENTIRETY,

the following described Real Estate situated in the County of Cook, State of Illinois:

UNIT NUMBER 6519 ON LOT 26 IN THE TOWN POINTE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: CERTAIN LOTS IN CERTAIN TOWN POINTE MULTI-FAMILY SUBDIVISIONS IN THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99,333,247, AS MAY BE AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

hereby releasing and waiving all rights and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: (a) general taxes 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, if any; (f) party wall rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

Permanent Index Number: 27-35-302-022-1087

Property Address: 8519 Scheer Drive, #26, Tinley Park, Illinois 60487

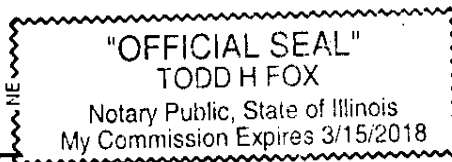
Mike Kazoun _____ *Zena Kazoun* _____
Mike Kazoun Zena Kazoun

State of Illinois |
County of Cook | ss

I, the undersigned, a notary public in and for said county, in the State of Illinois, aforesaid, DO HEREBY CERTIFY that Mike Kazoun and Zena Kazoun, 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.

Subscribed and sworn to before me this 10th day of March 2017.

Todd H. Fox _____
Notary Public



This instrument was prepared by: Todd H. Fox, 16335 S. Harlem Ave, Fourth Floor, Tinley Park, IL 60477

Bm

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MAIL RECORDED DEED TO:

SEND SUBSEQUENT TAX BILLS TO:

Sheldon Smith and Latrice Flowers
8519 Scheer Drive #26
Tinley Park, Illinois 60487

Sheldon Smith and Latrice Flowers
8519 Scheer Drive #26
Tinley Park, Illinois 60487

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		20-Apr-2017
	COUNTY:	104.50
	ILLINOIS:	209.00
	TOTAL:	313.50
27-35-302-022-1087		20170301622574 0-241-467-840