

UNOFFICIAL COPY

WARRANTY DEED
Statutory (Illinois)
(Tenancy by the Entirety)

Doc#: 1712508167 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/05/2017 10:07 AM Pg: 1 of 3

Dec ID 20170401646346
ST/CO Stamp 0-299-024-064 ST Tax \$594.00 CO Tax \$297.00
City Stamp 0-621-657-792 City Tax: \$6,237.00

GRANTOR

Daniel Tepper and Christine Tepper,
husband and wife, of the City of
Chicago, County of Cook, State of
Illinois for and in consideration of Ten
and 00/100 (\$10.00) DOLLARS, and
other good and valuable considerations
in hand paid, CONVEY and
WARRANT to

NAME AND ADDRESS OF THE GRANTEE(S)

Ramon L. Santiago II and Sharon E. Lindskoog
841 W. 14th Place, Chicago, IL 60608

as husband and wife, as TENANTS BY THE ENTIRETY and not as Joint Tenants with rights of survivorship, nor as Tenants in Common the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART THEREOF

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 premises as husband and wife, not as Joint Tenants nor as Tenants in Common but as TENANTS BY THE ENTIRETY forever.

SUBJECT TO: covenants, conditions, and restrictions of record, Document No.(s) _____; _____; and to General Taxes for 2015 and subsequent years.

Permanent Real Estate Index Number(s): 17-20-233-097-0000

Address of Real Estate: 841 W. 14th Place, Chicago, IL 60608

Dated this 24th day of April, 2017.

PLEASE PRINT
OR TYPE
NAME(S)
BELOW
SIGNATURE(S)

By: 
Daniel Tepper

(SEAL) By:  (SEAL)
Christine Tepper

17WSA 490289LP
1 of 2 m Chicago Title

True

UNOFFICIAL COPY

WARRANTY DEED

Tenancy by the Entirety

DANIEL & CHRISTINE TEPPER

TO

RAMON L. SANTIAGO II

& SHARON E. LEONARD

Property of Cook County Clerk's Office



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 Daniel Tepper and Christine Tepper, his wife, personally known to me to be the same persons whose names 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 24th day of April, 2017.

Commission expires 09/27, 2018.

Monica Aquino Rivera
NOTARY PUBLIC

This instrument was prepared by Ronald Kaplan, Ltd., 134 N. LaSalle St., Suite 1710, Chicago, IL 60602.

MAIL TO: Jeffrey Sell
(Name)
12443 S. Route 59, Unit 103
(Street Address)
Plainfield, IL 60585
(City, State, Zip)

SEND SUBSEQUENT TAX BILLS TO:
Ramon L. Santiago II
(Name)
841 W. 14th Place
(Street Address)
Chicago, IL 60608
(City, State, Zip)

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EXHIBIT 'A'

Order No.: 17WSA490289LP

For APN/Parcel ID(s): 17-20-233-097-0000

PARCEL 1:

THE EAST 132.26 FEET (AS MEASURED AT RIGHT ANGLES) EXCEPT THE EAST 110.30 FEET OF THE PROPERTY DESCRIBED AS FOLLOWS:

THAT PART OF BLOCK 22, IN BARRON'S SUBDIVISION, BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 20, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 10, 1861 AS DOCUMENT NO. 45427, DESCRIBED AS FOLLOWS: BEGINNING AT AT THE INTERSECTION OF THE WEST LINE OF NEWFERRY AVENUE AND THE SOUTH LINE OF WEST 14TH PLACE (FORMERLY WRIGHT STREET); THENCE SOUTH 01 DEGREES 42 MINUTES, 34 SECONDS EAST ALONG SAID WEST LINE 50.51 FEET; THENCE SOUTH 88 DEGREES 17 MINUTES 26 SECONDS EAST ALONG SAID WEST, ALONG A LINE PERPENDICUALR TO LAST DESCRIBED COURSE 157.83 FEET; THENCE SOUTH 01 DEGRESS 42 MINUTES 34 SECONDS EAST, ALONG A LINE PERPENDICULAR TO LAST DESCRIBED COURSE 17.53 FEET; THENCE SOUTH 88 DEGRESS 17 MINUTES 26 SECONDS WEST, PERPENDICULAR TO LAST DESRIBED COURSE 57.02 FEET, TO A POINT ON THE EAST LINE OF SOUTH PECOIA STREET; THENCE NORTH 01 DEGRESS 43 MINUTES 01 SECONDS WEST ALONG SAID EAST LINE 68.51 FEET TO A POINT ON THE SOUTH LINE OF WEST 14TH PLACE (FORMERLY WRIGHT STREET); THENCE NORTH 88 DEGRES 24 MINUTES 57 SECONDS EAST ALONG SAID SOUTH LINE 214.86 FEE TTO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS DESCRIBED IN DECLARATION OF EASEMENTS COVENANTS CONDITIONS AND RESTRICTTIONS AND RECIPRICOL EASEMENTS RECORDED JANUARY 23, 2002 AS DOCUMENT NUMBER 20094785 FOR THE UNIVERSITY VILLAGE HOMEOWNERS ASSOCIATION.