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1713234068D

This Instrument Prepared By and
Upon Recordation Return To:

Martin P. Ryan, Esq.
BURKE, WARREN, MacKAY
& SERRITELLA, P.C.
330 North Wabash Avenue, 21st Floor
Chicago, Illinois 60611-3607

Doc# 1713234068 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/12/2017 02:13 PM PG: 1 OF 3

WARRANTY DEED


THIS INSTRUMENT WITNESSETH, that the **Grantors**, GEORGE P. SURGEON and SARA J. LINDHOLM, married to each other, of 5745 S. Blackstone Avenue, Chicago, Illinois 60637, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, receipt of which is hereby acknowledged by these presents do hereby CONVEY and WARRANT unto **Grantees**, GEORGE P. SURGEON, a married man, and SARA J. LINDHOLM, a married woman, each of 5745 S. Blackstone Avenue, Chicago, Illinois 60637, not as tenants by the entirety, nor as joint tenants, but as TENANTS IN COMMON, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

THE NORTH 33 1/2 FEET OF THE SOUTH 116 1/2 FEET OF LOT 8 IN THE COUNTY CLERK'S DIVISION OF THE NORTH HALF OF THE WEST 17 ACRES OF THE SOUTH EAST QUARTER OF THE NORTH EAST QUARTER OF SECTION 14, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 20-14-222-017-0000
Commonly known as: 5745 S. Blackstone Avenue, Chicago, Illinois 60637

SUBJECT TO: General real estate taxes for the year 2016 and subsequent years, not yet due and payable; covenants, conditions and restrictions of record; public and private utility easements; zoning and building laws and ordinances; building lines; matters of survey; and all matters of public record.

[signature page to follow]



REAL ESTATE TRANSFER TAX	12-May-2017
 CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00

20-14-222-017-0000 | 20170501652679 | 1-064-673-728

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

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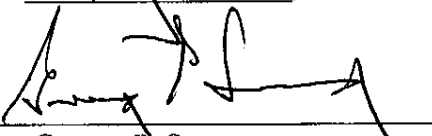
REAL ESTATE TRANSFER TAX 12-May-2017

		COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00
20-14-222-017-0000		20170501652679 0-311-738-816	

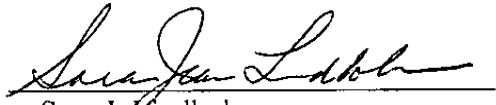
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IN WITNESS WHEREOF, the GRANTORS, have executed this Warranty Deed as of this

5 day of May, 2017.



George P. Surgeon

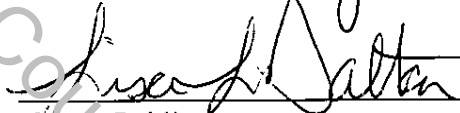


Sara J. Lindholm

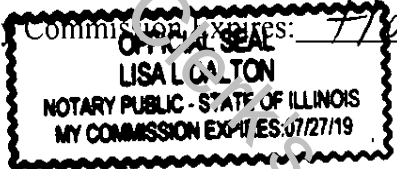
STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

The undersigned, a Notary Public in and for said County, in the State aforesaid, does hereby certify that GEORGE P. SURGEON and SARA J. LINDHOLM, married to each other, 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 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.

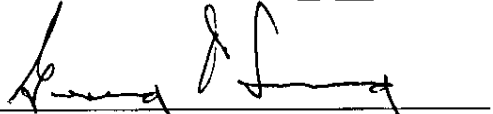
GIVEN under my hand and official seal this 5th day of May, 2017.



Notary Public

My Commission Expires: 7/27/19


EXEMPT UNDER PROVISIONS OF SECTION 31-45, PARAGRAPH (E), REAL ESTATE TRANSFER TAX ACT 35 ILCS 200/31, et. seq.; AND COOK COUNTY ORD. 93-0-27 PAR. E



George P. Surgeon

Dated: 5 May 2017

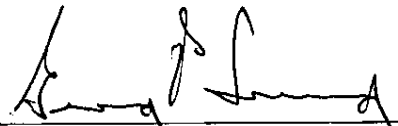
MAIL SUBSEQUENT TAX BILLS TO:
George P. Surgeon and Sara J. Lindholm
5745 S. Blackstone Avenue
Chicago, Illinois 60637

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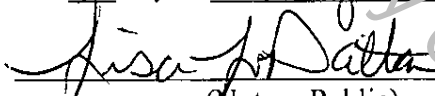
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: May 5, 2017


George P. Surgeon - Grantor


Subscribed and Sworn to before me
this 5th day of May, 2017


(Notary Public)



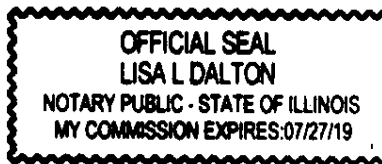
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: May 5, 2017


George P. Surgeon - Grantee

Subscribed and Sworn to before me
this 5th day of May, 2017


(Notary Public)



NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE IDENTITY OF A GRANTEE SHALL BE GUILTY OF A CLASS C MISDEMEANOR FOR THE FIRST OFFENSE AND OF A CLASS A MISDEMEANOR FOR SUBSEQUENT OFFENSES