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Doc#: 1713755048 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/17/2017 10:19 AM Pg: 1 of 3

WARRANTY DEED STATE OF ILLINOIS

Dec ID 20170401642875
ST/CO Stamp 1-431-925-184 ST Tax \$400.00 CO Tax \$200.00
City Stamp 0-358-183-360 City Tax: \$4,200.00

Above Space for Recorder's Use Only

THE GRANTORS, JOHN S. OTTO AND TRIXIE M. LIPKE, HUSBAND AND WIFE, OF THE CITY OF CHICAGO, COUNTY OF COOK, STATE OF ILLINOIS, FOR AND IN CONSIDERATION OF TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION IN HAND PAID,

CONVEYS AND WARRANTS TO KEVIN O'LAUGHLIN AND STEPHANIE O'LAUGHLIN, of 3614 N. Wilton #2 Chicago, IL 60613 *

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, TO WIT:

SEE ATTACHED LEGAL DESCRIPTION.

PROPERTY ADDRESS: 4040 NORTH KENMORE AVENUE, UNIT 1N, CHICAGO, ILLINOIS 60613
PERMANENT INDEX NUMBER(S): 14-17-401-056-1002

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR THE YEAR 2016 AND SUBSEQUENT YEARS; BUILDING LINES AND USE OR OCCUPANCY RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD; ZONING LAWS AND ORDINANCES; EASEMENT FOR PUBLIC UTILITIES; ACTS OF THE GRANTEES; AND HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS.

THE DATE OF THIS DEED OF CONVEYANCE IS: May 15, 2017

* not as tenants in common, not as joint tenants,
but as tenants by the entirety

REAL ESTATE TRANSFER TAX	16-May-2017
CHICAGO:	3,000.00
CTA:	1,200.00
TOTAL:	4,200.00 *

REAL ESTATE TRANSFER TAX	16-May-2017
COUNTY:	200.00
ILLINOIS:	400.00
TOTAL:	600.00

14-17-401-056-1002 | 20170401642875 | 0-358-183-360

14-17-401-056-1002 | 20170401642875 | 1-431-925-184

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

Baird & Warner Title Services, Inc.
475 North Martingale
Suite 120
Schaumburg, IL 60173

13617-31891 1052

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John S. Otto

JOHN S. OTTO

(SEAL)

Trixie M. Lipke

TRIXIE M. LIPKE

(SEAL)

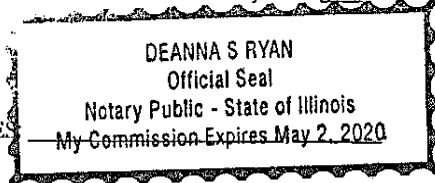
STATE OF ILLINOIS)

) SS.

COUNTY OF COOK)

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY CERTIFY THAT **JOHN S. OTTO AND TRIXIE M. LIPKE**, ARE 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 NOTARIAL SEAL, THIS 15 DAY OF MAY, 2017.



MY COMMISSION EXPIRES

NOTARY PUBLIC

This Instrument was Prepared By: Ryan Law Group, Ltd. 1121 West Wrightwood Chicago, Illinois 60614	Send Subsequent Tax Bills to: Kevin O'Laughlin and Stephanie O'Laughlin 4040 N. Kenmore Ave, Unit 1N Chicago, IL 60613	After Recording Mail To: Joseph Talarico 15000 S. Cleek Road Oak Forest, IL 60452
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EXHIBIT "A"

UNIT 1-N IN THE 4040 NORTH KENMORE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

THE EAST 110 FEET OF LOT 2 IN HENRY J. PEET'S SUBDIVISION OF LOT 24 IN SUBDIVISION OF BLOCK 6 OF BUENA PARK AND THE WEST 205 FEET OF LOTS 18 AND 21 OF IGLEHART'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, 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 95267908; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office