

UNOFFICIAL COPY

Doc#: 1714446019 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/24/2017 10:12 AM Pg: 1 of 3

Warranty Deed

ILLINOIS

Dec ID 20170501656262
ST/CO Stamp 1-447-788-224 ST Tax \$41.50 CO Tax \$20.75

Above Space for Recorder's Use Only

THE GRANTOR(s) Terry Denise, as Independent Administrator of the Estate of John K. Vaughan, of the City of Oak Forest, County of Cook, State of Illinois, Case No. 2016 POO3937 for and in consideration of \$41,500, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to (Name and Address of Grantee-s) Janice L. Lighty, a single person of Oak Forest, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached here to and made part here of.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2016 and subsequent years. Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 28-17-412-046-1003

Address(es) of Real Estate: 15736 Terrace Drive
Oak Forest, IL 60452

The date of this deed of conveyance is

5/17/17

FIDELITY NATIONAL TITLE 0017009707

Terry Denise, As Independent Administrator of the Estate of John K. Vaughan

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LEGAL DESCRIPTION

For the premises commonly known as:
15736 Terrace Drive
Oak Forest, IL 60452

Legal Description:

Legal Description

PARCEL 1: UNIT NO. OAK III IN LOT 20 AS DELINEATED ON SURVEY OF LOT 20 IN OAK FOREST TERRACE, A SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY OAK FOREST TERRACE, INCORPORATED, AS DEVELOPER, AND RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 22405142; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL OF THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1 AS SHOWN ON THE PLAT OF OAK FOREST TERRACE SUBDIVISION, RECORDED AS DOCUMENT NUMBER 21942392 AND AS SET FORTH IN THE TERRACE MAINTENANCE ASSOCIATION AMENDED DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS, RECORDED AS DOCUMENT NUMBER 22073461, AND AS CREATED BY DEED FROM OAK FOREST TERRACE, INCORPORATED, A CORPORATION OF ILLINOIS TO AMANDA MANIATES RECORDED OCTOBER 1, 1973 AS DOCUMENT NO. 22496929 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

This instrument was prepared by James Ebersohl 11212 S. Harlem, Worth, IL 60482	Send subsequent tax bills to: 15736 TERRACE DR. #03 OAK FOREST, IL 60452	Recorder-mail recorded document to: 15736 TERRACE DR #03 OAK FOREST, IL 60452
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REAL ESTATE TRANSFER TAX

18-May-2017



COUNTY:	20.75
ILLINOIS:	41.50
TOTAL:	62.25

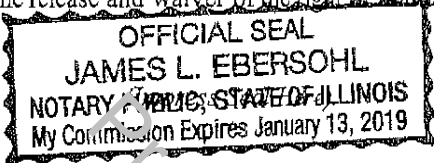
28-17-412-046-1003

| 20170501656262 | 1-447-788-224

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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 Terry Denise, Independent Administrator of the Estate of John K. Vaughan personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.



(My Commission Expires _____)

Given under my hand and official seal on

5/17/17

Notary Public

Property of Cook County Clerk's Office