

UNOFFICIAL COPY

CT

17NW7127615 R/M
WARRANTY DEED sk 5/5

Doc#: 1715608086 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/05/2017 12:13 PM Pg: 1 of 4

Dec ID 20170501663291
ST/CO Stamp 1-280-647-616 ST Tax \$300.00 CO Tax \$150.00

Mail to:

Hymen & Blair, PC
1411 McHenry Rd #125
Buffalo Grove, IL 60089

Name and Address of Taxpayers:

Ashley Vidican
7214 Keystone
Lincolnwood, IL
60712

The Grantor(s): STEPHEN J. M. CHURAK, a married man, of 214 Foxmoor Road, Fox River Grove, IL 60021, MAHLON R. CHURAK, a married man, of 1777 Napa Suwe Court, Wauconda, IL 60084, in and for consideration of Ten and no/100 Dollars, and other good and valuable consideration in hand paid, CONVEY AND WARRANT to:

Sinnead Carberry, of 7338 Clarence Ave, Chicago, IL 60631
Myles McVeigh, of 7338 W. Clarence Ave, Chicago, IL 60631,
Ashley Vidican, of 7214 N. Keystone Ave, Lincolnwood, IL 60712, and
Doru Vidican, of 7214 N. Keystone Ave, Lincolnwood, IL 60712.

All interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Legal description attached as Exhibit A

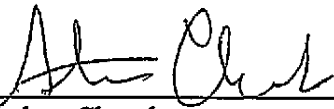
Permanent Index No.: 10-29-101-009-0000
Property Address: 7720 N. Austin Ave, Skokie, IL 60076

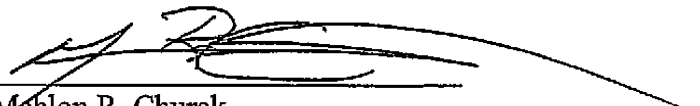
Subject to: General real estate taxes for the year 2016 and subsequent years; covenants, conditions and restrictions of record; building lines and easements and public and utility easements.

THIS IS NOT HOMESTEAD PROPERTY.

Dated this 31st day of May, 2017.

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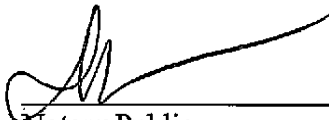

Stephan Churak


Mahlon R. Churak

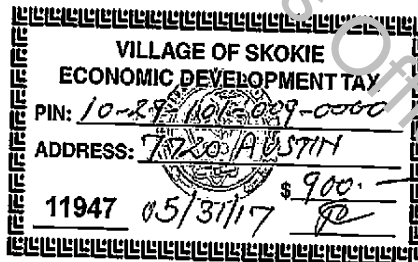
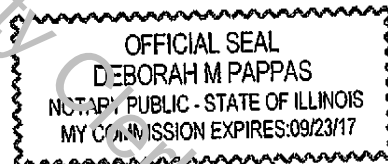
State of Illinois
County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that STEPHEN CHURAK, a married man, of 214 Foxmoor Road, Fox River Grove, IL 60021, 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 on their free and voluntary acts, 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 31st day of May, 2017.


Notary Public

my commission expires: 9/23/17



State of Illinois
County of Cook

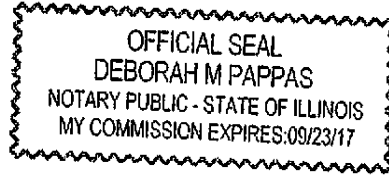
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MAHLON R. CHURAK, a married man, of 1777 Napa Suwe Court, Wauconda, IL 60084, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said instrument on their free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

UNOFFICIAL COPY

Given under my hand and official seal this 31st day of May, 2017.



Notary Public



my commission expires: 9/23/17

Property of Cook County Clerk's Office

COUNTY - ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF
PARAGRAPH ____, SECTION 4, REAL
ESTATE TRANSFER ACT.

DATE: _____

Buyer, Seller or Representative

NAME AND ADDRESS OF
PREPARER:
David E Alms, Ltd
2815 Forbs Avenue, Suite 107
Hoffman Estates, IL 60192
Main: (847) 851-2280

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LEGAL DESCRIPTION

Order No.: 17NW7127615RM

For APN/Parcel ID(s): 10-29-101-009-0000

PARCEL 1:

LOT 3 IN THE SUBDIVISION BY THE HEIRS OF CARL SCHNUR OF THAT PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF THE RAILROAD AND NORTH OF CARL SCHNUR'S SUBDIVISION ACCORDING TO THE PLAT THEREOF RECORDED MARCH 21, 1939 AS DOCUMENT 12285957 IN COOK COUNTY, ILLINOIS.

ALSO

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY GRANT FROM CHICAGO METALLIC MANUFACTURING COMPANY A CORPORATION OF ILLINOIS, TO LESTER A. DAHLIN AND EDNA C. DAHLIN, HIS WIFE, DATED JULY 25, 1952 AND RECORDED JULY 28, 1952 AS DOCUMENT 15398507 AND AS CORRECTED BY GRANT DATED SEPTEMBER 11, 1952 AND RECORDED SEPTEMBER 16, 1952 AS DOCUMENT 15436183 GRANTING AN EASEMENT IN PERPETUITY FOR PURPOSES OF INGRESS AND EGRESS PASSAGE ALONG, UPON AND OVER FOLLOWING DESCRIBED PASSAGES: THAT PART OF LOT 4 IN CARL SCHNUR'S SUBDIVISION OF PART OF THE NORTHEAST QUARTER AND PART OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN AND THAT PART OF LOT 4 IN SUBDIVISION BY HEIRS OF CARL SCHNUR OF PART OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 29 AFORESAID DESCRIBED AS FOLLOWS: COMMENCING AT THE POINT OF INTERSECTION OF THE NORTH LINE OF HOWARD STREET WITH EASTERLY LINE OF CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD AND RUNNING THENCE NORTH 22 DEGREES 5 MINUTES WEST ALONG SAID EASTERLY LINE FOR A DISTANCE OF 976.0 FEET TO THE NORTH LINE OF LOT 4 IN SUBDIVISION BY HEIRS OF CARL SCHNUR, THENCE NORTH 89 DEGREES 14 MINUTES 24 SECONDS EAST ALONG SAID NORTH LINE FOR A DISTANCE OF 306.43 FEET TO THE NORTH AND SOUTH QUARTER SECTION LINE FOR A DISTANCE OF 30 FEET, THENCE SOUTH 89 DEGREES 14 MINUTES 24 SECONDS WEST OF A LINE WHICH IS 30 FEET SOUTH OF AND PARALLEL WITH SAID NORTH LINE OF LOT 4 IN SUBDIVISION BY HEIRS OF CARL SCHNUR FOR A DISTANCE OF 174.58 FEET TO A POINT OF CURVE, THENCE SOUTHWESTERLY ON A CURVED LINE TANGENT TO SAID LAST DESCRIBED LINE CONVEX TO THE NORTHWEST HAVING A RADIUS OF 60 FEET FOR A DISTANCE OF 116.58 FEET TO A POINT OF TANGENCY IN A LINE WHICH IS 30 FEET EASTERLY OF AT A RIGHT ANGLE MEASUREMENT, THE EASTERLY LINE OF CHICAGO, MILWAUKEE AND ST. PAUL RAILROAD, THENCE SOUTH 22 DEGREES 5 MINUTES EAST ALONG SAID LAST DESCRIBED LINE FOR A DISTANCE OF 855.96 FEET TO A POINT OF INTERSECTION OF SAID LINE WITH THE NORTH LINE OF HOWARD STREET, THENCE SOUTH 89 DEGREES 14 MINUTES 36 SECONDS WEST ALONG NORTH LINE OF HOWARD STREET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.