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1717249113D

Doc# 1717249113 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/21/2017 11:17 AM PG: 1 OF 3

Warranty DEED

ILLINOIS STATUTORY

HUSBAND AND WIFE, TENANTS

BY THE ENTIRETY

Return to:
Proper Title, LLC
1530 E. Dundee Rd. Ste. 250
Palatine, IL 60074

PT 17-40854

THE GRANTOR(S), Ruth Pedian, a widow, of the City of Glenview, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to ~~Jack~~ Downing and Andrea Downing, husband and wife, of 938 Raleigh Rd., Glenview, IL 60025, not as joint tenants or tenants in common but as tenants by the entirety, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1:

LOT 8 IN BLOCK 2 IN VALLEY LO UNIT 4, BEING A SUBDIVISION IN SECTION 23 AND SECTION 26, TOWNSHIP 42 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF LOT 8 OVER AREA DESIGNATED AS EASEMENT FOR PUBLIC DRIVEWAY ON PLAT, DOCUMENT 20755959 RECORDED FEBRUARY 13, 1969 AND AS CREATED BY DEED FROM EXCHANGE NATIONAL BANK UNDER TRUST #19407, TO VAHAN PEDIAN AND RUTH PEDIAN, HIS WIFE, RECORDED DECEMBER 30, 1970 AS DOCUMENT 21355244, IN COOK COUNTY, ILLINOIS.

SUBJECT TO:

General real estate taxes not due and payable at the time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the real estate.

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 or tenants in common but as tenants by the entirety forever.

Permanent Real Estate Index Number(s): 04-26-103-050-0000

Address(es) of Real Estate: 2128 Valley Lo Lane, Glenview, IL 60025

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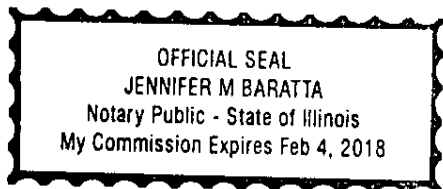
Dated this 9 day of March, 2017

Ruth Pedian
Ruth Pedian

STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ruth Pedian, personally known to me to be the same person(s) whose name(s) is 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 9 day of March, 2017



Jennifer M Baratta (Notary Public)

Prepared By: Jennifer Baratta
3701 Algonquin Road
Rolling Meadows, IL 60008

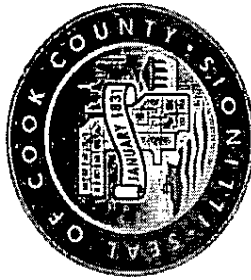
Mail To:
Jack Downing
2128 Valley Lo Lane
Glenview, IL 60025

Name & Address of Taxpayer:
John Downing, Andrea Downing
2128 Valley Lo Lane
Glenview, IL 60025

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REAL ESTATE TRANSFER TAX

05-Jun-2017



COUNTY:
ILLINOIS:
TOTAL:

762.50
1,525.00
2,287.50

04-26-103-050-0000

20170301619337

0-476-572-096

Property of Cook County Clerk's Office