

WARRANTY DEED
Statutory (ILLINOIS) (General)

UNOFFICIAL COPY

1717742011D

Doc# 1717742011 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/26/2017 10:17 AM PG: 1 OF 2

The Grantor, Zafer Genc, a married man, of 630 Parkwood Avenue, Park Ridge, Illinois 60068, for and in consideration of Ten and 00/100 (\$10.00) Dollars, in hand paid, CONVEYS and WARRANTS to: Irving Franco and Brenda Isabel Madrigal Chavez of 2807 W 63rd. St, Chicago, IL 60629 the following described Real Estate situated in the County of Cook, State of Illinois to wit:

SEE PAGE TWO FOR LEGAL DESCRIPTION,

subject only to the following permitted exceptions, provided none of which shall materially restrict the reasonable use of the premises as a residence; (a) general real estate taxes not due and payable at the time of closing; (b) building lines and easements, if any, so long as it does not interfere with the current use and enjoyment of the property. This is not a homestead property for Zafer Genc and his spouse.

Permanent Index Number (PIN): 19-26-106-036-0000 Vol. 0404

Address of Real Estate: 7144 South Millard Avenue, Chicago, Illinois 60629

DATED this 15th day of May, 2017

PROPERTY AMERICAN TITLE
FIRST AMERICAN TITLE
FILE # 2851982

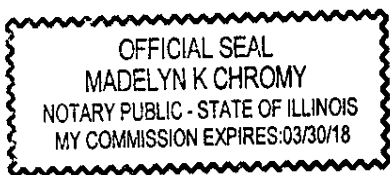
Zafer Genc

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 Zafer Genc, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 15th day of May, 2017.

Commission expires _____



Notary Public

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SC
INT

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LEGAL DESCRIPTION

Premises commonly known as: 7144 South Millard Avenue, Chicago, Illinois 60629


LOT 21 IN BLOCK 2 IN MARKLEY'S MARQUE'ITE PARK GARDENS, BEING A SUBDIVISION OF THE EAST OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 26, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerks Office

Mail To:
Theresa L. Panzica
2510 West Irving Park, #A
Chicago, Illinois 60618



Send Tax Bills To:
Irving Franco and Brenda Isabel Madrigal Chavez
7144 South Millard Avenue
Chicago, Illinois 60629

Prepared by: Boodell & Domanskis, One North Franklin Street, #1200, Chicago, Illinois 60606

REAL ESTATE TRANSFER TAX		19-Jun-2017
	CHICAGO:	1,537.50
	CTA:	615.00
	TOTAL:	2,152.50 *

19-26-106-036-0000 | 20170601672018 | 0-328-664-512

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

REAL ESTATE TRANSFER TAX		19-Jun-2017
	COUNTY:	102.50
	ILLINOIS:	205.00
	TOTAL:	307.50

19-26-106-036-0000 | 20170601672018 | 1-320-273-344