

# UNOFFICIAL COPY

719180<sup>1/1</sup>

## WARRANTY DEED

THE GRANTOR, PHILIP EISENBEIS,  
 A single person, of the City of Marion,  
 County of Turner, State of South  
 Dakota, for and in consideration of  
 Ten and 00/100 Dollars  
 and other good and valuable  
 consideration in hand paid, convey  
 and warrant to, IGNACIO ZEPEDA,  
 a <sup>MARRIED</sup> single person, of the City of Goshen,  
 County of Elkhart, State of Indiana, in  
 SOLE TENANCY,



Doc# 1718413022 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/03/2017 01:04 PM PG: 1 OF 4

Interest in the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

### Legal Description:

THE SOUTH 21 FEET OF LOT 7 AND THE NORTH 12-1/2 FEET OF LOT 8 IN MCKEEVER'S RE-SUBDIVISION OF LOTS 30 TO 37, BOTH INCLUSIVE IN W.H. PHINNEY'S SUBDIVISION OF BLOCK 10 IN F. HARDING'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** covenants, conditions, restrictions and easements of record and general real estate taxes for 2016, and subsequent years.

Grantee (purchaser) herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of this deed. After this 30-day period, grantee is further prohibited from conveying the property for a sales price greater than \$64,800 until 90 days from the date of this deed. These restrictions shall run with the land and are not personal to the grantee.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Real Estate Index Number: 16-11-218-005-0000

Address of Real Estate: 535 North Saint Louis Avenue, Chicago, Illinois 60624

Dated this 31<sup>st</sup> day of May, 2017.

  
 Philip Eisenbeis

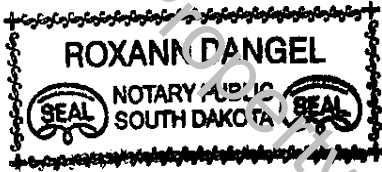
CCRD REVIEW 

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STATE OF SD )  
 ) ss  
COUNTY OF Hutchinson )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Philip Eisenbeis, personally known to me to be the 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 official seal, this 31st day of May, 2017.



Roxann Dangel (Notary Public)  
My Comm Exp: 2-13-19

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Prepared By: Rick Rogers  
The Rogers Law Group, NFP  
707 Lake Cook Road  
Suite 312  
Deerfield IL 60015

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Mail To: PATRICK PORTO  
111 W. WASHINGTON, S. 1030  
CHICAGO IL 60602

Name and Address of Taxpayer:  
ROMACIO ZEPEDA  
2158 N. HAMLIN  
CHICAGO IL 60647

CLERK OF COOK COUNTY Clerk's Office

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Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

22-Jun-2017



<b>CHICAGO:</b>	405.00
<b>CTA:</b>	162.00
<b>TOTAL:</b>	567.00 *

16-11-218-005-0000 | 20170601677667 | 0-736-236-992

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

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Property of Cook County Clerk's Office

## REAL ESTATE TRANSFER TAX

22-Jun-2017



<b>COUNTY:</b>	27.00
<b>ILLINOIS:</b>	54.00
<b>TOTAL:</b>	81.00

16-11-218-005-0000

| 20170601677667 |

0-012-704-192