

# UNOFFICIAL COPY

## WARRANTY DEED

NAME & ADDRESS OF PREPARER, AND  
AFTER RECORDING, MAIL TO:  
Thomas F. McGuire, Esq.  
Arnstein & Lehr LLP  
161 North Clark Street  
Suite 4200  
Chicago, IL 60601



Doc# 1718818065 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/07/2017 03:12 PM PG: 1 OF 4

## RECORDER'S STAMP

THIS INDENTURE is made this 19 day of June, 2017, between **JEFFREY MURPHY and BETH E. WRONA MURPHY, husband and wife**, presently residing at 2445 North Burling Street, Chicago, Illinois 60614-2615 (the "Grantors"), and

**JEFFREY BRENT MURPHY, not individually but solely as Trustee of THE JEFFREY BRENT MURPHY TRUST DATED JUNE 19, 2017 (husband's revocable trust), and to his successors in trust; and**

**BETH ELLEN WRONA MURPHY, not individually but solely as Trustee of THE BETH ELLEN WRONA MURPHY TRUST DATED JUNE 19, 2017 (wife's revocable trust), and to her successors in trust;**

**NOT AS JOINT TENANTS OR TENANTS IN COMMON BUT AS TENANTS BY THE ENTIRETY**, both presently residing at 2445 North Burling Street, Chicago, Illinois 60614-2615 (the "Grantees").

The Grantors, in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, do hereby WARRANT and CONVEY unto the Grantees the following described real estate in the City of Chicago, County of Cook, State of Illinois, together with the tenements, improvements and appurtenances thereon, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND INCORPORATED HEREIN BY REFERENCE THERETO

Exempt under provisions of Paragraph e, Section 31-45, Real Estate Transfer Tax Law (35 ILCS 200/31-45).

6-19-2017

Date

Agent

Permanent Real Estate Index Number(s): 14-28-312-033-0000

Address(es) of real estate: 2445 North Burling Street, Chicago, Illinois 60614-2615

## REAL ESTATE TRANSFER TAX

10-Jul-2017



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

14-28-312-033-0000

20170701686305 | 2-068-404-672

## REAL ESTATE TRANSFER TAX

10-Jul-2017



CHICAGO: 0.00  
CTA: 0.00  
TOTAL: 0.00 \*

14-28-312-033-0000 | 20170701686305 | 0-049-879-488

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

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In making this conveyance, the Grantors hereby release and waive all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

IN WITNESS WHEREOF, the Grantors have hereunto set their hands to this Warranty Deed the day and year first above written.

J. B. T.  
JEFFREY MURPHY

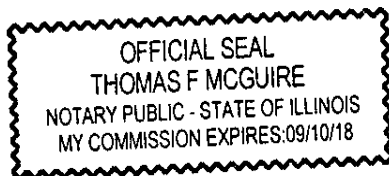
Beth E. Wrona Murphy  
BETH E. WRONA MURPHY

STATE OF ILLINOIS     )  
  ) SS.  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY that **JEFFREY MURPHY** and **BETH E. WRONA MURPHY**, 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 said instrument as their free and voluntary act, for the uses and purposes therein set forth, including release and waiver of the right of homestead.

Given under my hand and official seal, this 10<sup>th</sup> day of JUNE, 2017.

(SEAL)



[Signature]  
Notary Public

Mail Subsequent Tax Bills To:

Jeffrey B. and Beth E. Wrona Murphy, Trustees  
2445 North Burling Street  
Chicago, Illinois 60614-2615

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## EXHIBIT "A"

### Legal Description

LOT 80 IN THE SUBDIVISION OF THE SOUTH 836 FEET OF OUT LOT F IN WRIGHTWOOD, SAID WRIGHTWOOD BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**Property Address:** 2445 North Burling Street, Chicago, Illinois 60614-2615

**PIN:** 14-28-312-033-0000

114166110.1

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: June 19, 2017

Signature \_\_\_\_\_

Grantor's Agent

Subscribed and sworn to before me  
by the said Agent this 19th day of  
June, 2017.

Notary Public \_\_\_\_\_



The grantee or his/her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

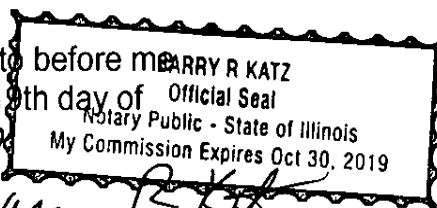
Dated: June 19, 2017

Signature \_\_\_\_\_

Grantee's Agent

Subscribed and sworn to before me  
by the said Agent this 19th day of  
June, 2017.

Notary Public \_\_\_\_\_



**NOTE:** Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Tax Act.)