

UNOFFICIAL COPY

WARRANTY DEED

Statutory
(Illinois)

Return to:
Lakeland Title Services
1300 Iroquois Ave., Ste 100
Naperville, IL 60563

Mail to:
The Hoard Law Group, Ltd.
Attorney at Law
1815 S. Michigan Avenue
Chicago, IL 60616

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17188180870

Doc# 1718818087 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/07/2017 04:18 PM PG: 1 OF 3

Name & address of taxpayer:

Angela Tamika Lavender
3614 West 86th Place
Chicago, IL 60652

THE GRANTORS Ricardo Garcia, a married man, of 3548 W. 78th St. Chicago, IL 60652, for
and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid.

CONVEY AND WARRANT to Angela ~~Tamika~~ Lavender, a ~~(a)~~ ^{single} married woman of 3614 West 86th Place,
Chicago, IL 60652, all interest in the following described real estate situated in the County of Cook, in the State of
Illinois, to wit:

THE WEST 6 FEET OF LOT 229 AND ALL OF LOT 230 AND THE EAST 6 FEET OF LOT 231 IN THE
87TH AND CRAWFORD HIGHLANDS, BEING A SUBDIVISION OF LOTS 1, 2, AND 3 IN HATELEY
AND BOYER'S RESUBDIVISION OF THE SOUTH HALF OF THE SOUTH WEST QUARTER OF
SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN
(EXCEPT THE RIGHT OF WAY OF THE GRAND TRUNK AND WABASH RAILROAD) IN COOK
COUNTY, ILLINOIS.

*Subject to general real estate taxes not due and payable at 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 property.*

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 in fee simple forever.

Permanent index number(s) 19-35-334-043-0000
Property address: 3614 West 86th Place, Chicago, IL 60652
DATED this 28th day of June, 2017.

Ricardo Garcia

Clementina Garcia,
Signing for the sole purpose of waiving any and all
homestead rights.

REAL ESTATE TRANSFER TAX

10-Jul-2017



CHICAGO:	1,050.00
CTA:	420.00
TOTAL:	1,470.00 *

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

REAL ESTATE TRANSFER TAX

10-Jul-2017



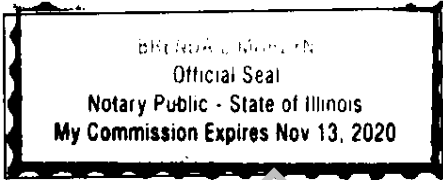
COUNTY:	70.00
ILLINOIS:	140.00
TOTAL:	210.00

19-35-334-043-0000 | 20170601682979 | 1-616-468-416

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UNOFFICIAL COPY**WARRANTY DEED****Statutory (Illinois)**

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Ricardo Garcia and Clementina Garcia



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 the persons acknowledged that the persons signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth

Given under my hand and official seal this 28th day of June, 2017.

Commission expires 11/13/20

Brenda Murzyn
Notary Public



Recorder's Office Box No.

NAME AND ADDRESS OF PREPARER:

Brenda Murzyn , Attorney at Law
1300 Iroquois Drive, Suite 125
Naperville, IL 60563

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EXHIBIT A:

THE WEST 6 FEET OF LOT 229 AND ALL OF LOT 230 AND THE EAST 6 FEET OF LOT 231 IN THE 87TH AND CRAWFORD HIGHLANDS, BEING A SUBDIVISION OF LOTS 1, 2, AND 3 IN HATELEY AND BOYER'S RESUBDIVISION OF THE SOUTH HALF OF THE SOUTH WEST QUARTER OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE RIGHT OF WAY OF THE GRAND TRUNK AND WABASH RAILROAD) IN COOK COUNTY, ILLINOIS

FOR INFORMATION ONLY: 19-35-334-043-0000
3614 West 86th Place, Chicago IL 60652

Property of Cook County Clerk's Office