

# UNOFFICIAL COPY

## WARRANTY DEED Tenants by the Entirety



Doc# 1721234099 Fee #40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/31/2017 02:45 PM PG: 1 OF 2

1/2 1702-23

THIS INDENTURE WITNESSETH, that the Grantor(s), Matthew B. Cooksey, married to Anoosh Cooksey, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Gary Patel AKA ~~Himgiri C Patel~~, Harsa H Patel AKA ~~Harsa H Patel~~, husband and wife (Grantee's Address) not as Joint Tenants or as Tenants in Common but as Tenants by the Entirety, the following described real estate, to-wit:

LOT 18 IN CHARLES S. NEEROS RESUBDIVISION OF THAT PART OF BLOCK 2 LYING SOUTH OF ALLEY OF GRANT AND KEENEY'S ADDITION TO PENNOCK, BEING A SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. ✓

Permanent Real Estate Index Number: 13-35-102-020-0000 ✓

Address of Real Estate: 2307 N Springfield Ave, Chicago, IL 60647

Subject to the following restrictions: a) all taxes and special assessments for the second installment 2016 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all right under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 7<sup>th</sup> Day of July, 2017

Matthew B. Cooksey

Anoosh Cooksey, signing for purposes of waiving homestead rights solely

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

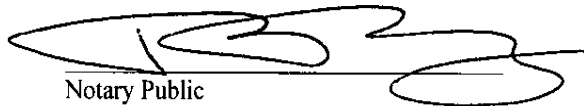
Rec 2

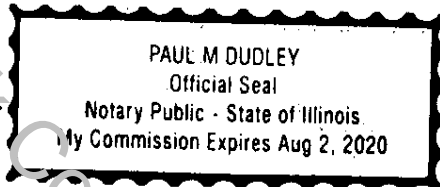
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STATE OF ILLINOIS )  
COUNTY OF COOK ) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Matthew B. Cooksey and Anoosh Cooksey, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, 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 Notarial Seal this 7 day of July, 2017.

  
Notary Public




✓ This Instrument was prepared by: Jason C. Schram  
Jason C. Schram  
212 E. Ohio St., Ste 200  
Chicago, IL 60611

Karsten Goettel  
200 McDonald Road  
Suite 200  
South Elgin, IL 60177

Future Tax Bills to  
Gary Patel and Harsa H Patel  
2307 North Springfield  
Chicago, IL 60647



919 Somerset Ct.  
Carol Stream, IL 60188

After recording return document to:  
Karsten Goettel  
200 McDonald Road Suite 200  
South Elgin, IL 60177

REAL ESTATE TRANSFER TAX		24-Jul-2017
	CHICAGO:	4,402.50
	CTA:	1,761.00
	TOTAL:	6,163.50

13-35-102-020-0000 | 20170701688773 | 0-041-696-704

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

REAL ESTATE TRANSFER TAX		25-Jul-2017
	COUNTY:	293.50
	ILLINOIS:	587.00
	TOTAL:	880.50

13-35-102-020-0000 | 20170701688773 | 0-919-135-680