

# UNOFFICIAL COPY



Doc#: 1722715005 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/15/2017 09:19 AM Pg: 1 of 3

Dec ID 20170701691019  
ST/CO Stamp 1-186-051-520 ST Tax \$630.00 CO Tax \$315.00

## WARRANTY DEED

WHEN RECORDED MAIL TO:  
Brian Ruxton  
Attorney At Law  
101 W. 22<sup>nd</sup> Street Suite 208  
Lombard, Illinois 60148

SEND TAX BILLS TO:  
Charles J. Heckman II  
1141 N. Ridgeland Ave  
Oak Park, Illinois 60302

REAL ESTATE TRANSFER TAX		11-Aug-2017
	COUNTY:	315.00
	ILLINOIS:	630.00
	TOTAL:	945.00
16-05-107-013-0000   20170701691019   1-186-051-520		

The GRANTORS, Jeremy D. Deer, single and Matthew S. Vonderheide, single, as joint tenants, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEY and WARRANT unto the GRANTEE, Charles J. Heckman, II, a married man, of 414 Schiller Street, Elmhurst, Illinois 60215, the following described real estate situated in the County of Cook, State of Illinois, to-wit:

*See attached Exhibit A-*

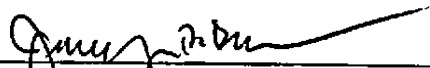
Property Address: 1141 N. Ridgeland Avenue, Oak Park, Illinois 60302

Permanent Index Number: 16-05-107-013-0000

Subject only to: general real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

### HEREBY RELEASING ALL HOMESTEAD RIGHTS:

IN WITNESS WHEREOF, the GRANTORS, Jeremy D. Deer and Matthew S. Vonderheide, have caused their name to be signed to this instrument dated this 14 of July, 2017.

  
\_\_\_\_\_  
Jeremy D. Deer

  
\_\_\_\_\_  
Matthew S. Vonderheide

STATE OF ILLINOIS )  
                                  ) SS

( Baird & Warner Title Services, Inc.  
475 North Martingale  
Suite 120  
Schaumburg, IL 60173 )

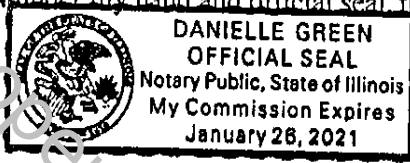
BW 17-32086 10/3

# UNOFFICIAL COPY

COUNTY OF COOK )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that, **Jeremy D. Deer**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me in person and acknowledged that they signed and delivered the same instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 14<sup>th</sup> day of July, 2017.



Danielle Green  
Notary Public

My commission expires: 1-26-2021

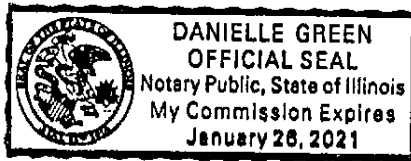
STATE OF ILLINOIS )

) SS

COUNTY OF COOK )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that, **Matthew S. Vonderheide**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me in person and acknowledged that they signed and delivered the same instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 14<sup>th</sup> day of July, 2017.



Danielle Green  
Notary Public

My commission expires: 1-26-2021

**THIS INSTRUMENT WAS PREPARED BY:**

Hope F. Geldes  
Geldes Law, Ltd.  
818 S. Kenilworth Ave.  
Oak Park, Illinois 60304

### Real Estate Transfer Tax

\$5,040.00



www.oak-park.us

**UNOFFICIAL COPY****EXHIBIT "A"**

**LOT 1 IN BLOCK 9 IN ROSSELL'S ADDITION TO OAK PARK FILED IN PLAT DOCUMENT NO. 8047424, RECORDED AUGUST 1, 1923 A SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 5 AND THE NORTHEAST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Property of Cook County Clerk's Office