

# UNOFFICIAL COPY



## WARRANTY DEED TENANCY BY THE ENTIRETY

Statutory (Illinois)  
(Corporation to Individual)

Doc# 1722917097 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/17/2017 03:32 PM PG: 1 OF 4

BT 16-04132

20 of 3

Above Space for Recorder's Use Only

THE GRANTOR CARTUS FINANCIAL CORPORATION, a corporation created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEY(S) and WARRANT(S) to

Andrew T. Holton and Julie W. Holton, husband and wife,  
2702 N. Hermitage Ave., Chicago, IL 60614,  
(Names and Address of Grantees)

Not as joint tenants with rights of survivorship, nor as tenants in common, but as TENANTS BY THE ENTIRETY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

### LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

TO HAVE AND TO HOLD said premises as husband and wife, not as Joint Tenants, nor as Tenants in Common but as TENANTS BY THE ENTIRETY forever.

SUBJECT TO: General taxes for 2016 and subsequent years and (SEE ATTACHED)

Permanent Real Estate Index Number(s): 05-07-106-005-0000

Address(es) of Real Estate: 873 Grove Street, Glencoe, IL 60022

Dated this 4th day of May, 2017

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its \_\_\_\_\_ Authorized Agent, and attested by its

\_\_\_\_\_, Authorized Agent, this 4th day of May, 2017

CARTUS FINANCIAL CORPORATION

(IMPRESS CORPORATE SEAL HERE)

By:

Patricia Benadji

Attest:

[Signature]

REAL ESTATE TRANSFER TAX

03-Aug-2017



COUNTY: 500.00  
ILLINOIS: 1,000.00  
TOTAL: 1,500.00

05-07-106-005-0000

| 20170601666894

| 1-556-612-032

S Y  
P 4  
S N  
M N  
SC Y  
E Y  
INT De

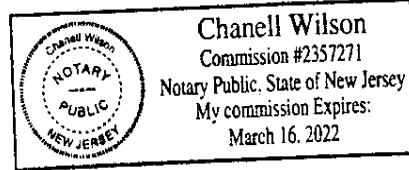
# UNOFFICIAL COPY

STATE OF New Jersey )  
COUNTY OF Burlington ) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Katrina Baradji is personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed, and delivered the said instrument as his/her/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 4 day of May, 20 17

Chanell Wilson  
Notary Public  
(Seal)



My commission expires on March 16, 20 22

Mail to:  
Andrew T. Holton  
Name  
873 GROVE ST.  
Address  
Glencoe IL 60022  
City, State and Zip

Send Subsequent Tax Bills To:  
Andrew T Holton  
Name  
873 Grove St.  
Address  
Glencoe IL 60022  
City, State and Zip

Grantee Address:  
40 Apple Ridge Rd  
Danbury, CT 06810

This instrument was prepared by: Jeffrey S Marks; Busse Busse & Grasse PC; 20 N. Wacker Dr. #3518; Chicago, IL 60606.

\*\*This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).

	TO          FROM          WARRANTY DEED Statutory (Illinois)
--	---

# UNOFFICIAL COPY

## EXHIBIT A

### LEGAL DESCRIPTION:

LOT 16 IN BLOCK 42 IN VILLAGE OF GLENCOE IN THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO (EXCEPT THE NORTHERLY 23 FEET) THE SOUTHERLY 1/2 OF VACATED MILTON AVENUE NORTHERLY OF AND ADJOINING SAID LOT 16 AFORESAID, ALL BEING IN COOK COUNTY, ILLINOIS; ALSO THE WESTERLY 1/2 OF THE VACATED ALLEY LYING EASTERLY OF AND ADJOINING SAID LOT 16, AFORESAID AND A 10 FOOT STRIP EASTERLY OF AND ADJOINING (EXCEPT THE NORTHERLY 23 FEET) THE SOUTHERLY 1/2 OF VACATED MILTON AVENUE, AND LIES NORTHERLY OF AND ADJOINING THE WESTERLY 1/2 OF THE VACATED ALLEY LYING EASTERLY OF AND ADJOINING SAID LOT 16, AFORESAID, IN COOK COUNTY, ILLINOIS.

Permanent index Number(s): 05-07-106-005-0000

For informational purposes only, the subject parcel is commonly known as:

873 Grove Street, Glencoe, IL 60022

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## Plat Act Affidavit

STATE OF New Jersey  
COUNTY OF Burlington

DOCUMENT NUMBER \_\_\_\_\_

CARTUS FINANCIAL CORPORATION being duly sworn on oath, state that he/she reside at 873 Grove Street, Glencoe, IL 60022, and that the attached deed is not in violation of the Plat Act, Ch. 765 ILCS 205/1.1(b), as the provisions of this Act do not apply and no plat is required due to the following allowed exception (Circle the number applicable to the attached deed):

1. The division of subdivision of land into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access;
2. The division of lots and blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access;
3. The sale or exchange of parcels of land between owners of adjoining and contiguous land;
4. The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines which does not involve any new streets or easements of access;
5. The conveyance of land owned by railroad or other public utility which does not involve any new streets or easements of access;
6. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use;
7. Conveyance made to correct descriptions in prior conveyances.
8. The sale or exchange of parcels or tracts of land following the division into no more than 2 parts of a particular parcel or tract of land existing on July 17, 1959 and not involving any new streets or easements of access.
9. The sale of a single lot of less than 5 acres from a larger tract when a survey is made by an Illinois Registered Land surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973 and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.
10. The conveyance of land does not involve any land division and is described in the same manner as title was taken by grantor(s).

AFFIANT further states that this Affidavit is made for the purpose of inducing the Recorder of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the land described therein.

[Signature]  
\_\_\_\_\_

Subscribed and sworn to before me the 4  
day of May, 2017.  
[Signature]  
\_\_\_\_\_  
Notary Public

