

# UNOFFICIAL COPY



\*1722929089\*

Doc# 1722929089 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/17/2017 03:04 PM PG: 1 OF 2

## WARRANTY DEED

1782492 1/3  
Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

THIS INSTRUMENT WITNESSETH, that the Grantor(s), Jason Smith, A Married Man, Leszek Augustyn, A Married Man and Ron Smith, A Married Man 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 Juan Rodriguez, (Grantee's Address) 6436 S. Washtenaw, Chicago, Illinois 60629, the following described real estate, to-wit:

LOT 7 IN CHARBONNEAU'S SUBDIVISION OF LOTS 8 TO 24 BOTH INCLUSIVE IN BLOCK 10 IN AVONDALE, AN ADDITION TO CHICAGO, BEING A SUBDIVISION OF THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

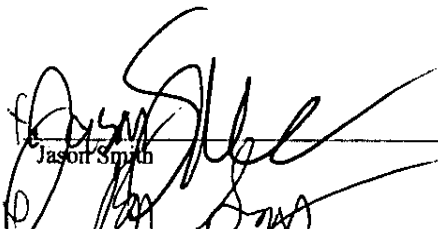

Permanent Real Estate Index Number: 19-24-209-029-0000

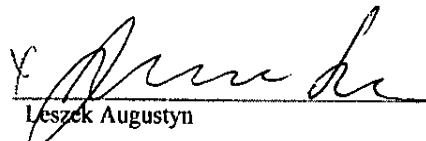
Address of Real Estate: 6436 S Washtenaw Ave, Chicago, IL 60629

THIS IS NOT HOMESTEAD PROPERTY AS TO THE GRANTORS' SPOUSES

Subject to the following restrictions: a) all taxes and special assessments for the year 2017 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 rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 14<sup>th</sup> Day of August, 2017

  
\_\_\_\_\_  
Jason Smith  
  
\_\_\_\_\_  
Ron Smith

  
\_\_\_\_\_  
Leszek Augustyn

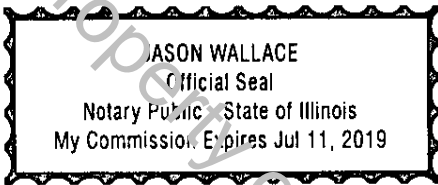
R  
2

# UNOFFICIAL COPY

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, Jason Smith, A Married Man, Leszek Augustyn, **A Married Man** and Ron Smith, A Married Man 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 (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 14th day of August, 2017.




*Jason Wallace*  
Notary Public



This Instrument was prepared by:  
Robert A. Cheely  
6446 W. Cermak Road  
Berwyn IL 60402

Future Tax Bills to:  
JUAN F. RODRIGUEZ  
6436 S. WASHINGTON AVE  
CHICAGO, IL 60629

After recording return document to:  
SAME

REAL ESTATE TRANSFER TAX		16-Aug-2017
	CHICAGO:	637.50
	CTA:	255.00
	TOTAL:	892.50 *

19-24-209-029-0000 | 20170801606379 | 0-876-611-008  
\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		17-Aug-2017
	COUNTY:	42.50
	ILLINOIS:	85.00
	TOTAL:	127.50

19-24-209-029-0000 | 20170801606379 | 0-868-848-576