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WARRANTY DEED

TENANCY BY THE ENTIRETY

THE GRANTOR

Eliza Ann Moravec, n/k/a Eliza Ann Pate married to Kevin Pate 1424 Bonnie Brae Place River Forest, IL 60305 Doc#. 1725001018 Fee: \$50.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 09/07/2017 10:14 AM Pg: 1 of 2

Dec ID 20170801610806

ST/CO Stamp 1-104-917-440 ST Tax \$682.00 CO Tax \$341.00

(The Above Space for Recorder's Use Only)

of the City of River Forest of the County of Cook, State of Illinois for and in consideration of TEN DOLLARS (\$10.00) in hand paid, does hereby CONVEY AND 7/4/3RANT to THE GRANTEES:

Aaron Edwards & Ellen Chamberlain

as husband and wife, as TENANTS BY THE ENT RETY and not as Joint Tenants with rights of survivorship, nor as Tenants in Common, the following described Real Estate situated in the County of Cook, in the State of *Illinois*, to-wit (See reverse side for legal description) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General Real Estate Taxes for 2017 and sur sequent years which are not yet due and payable; building setback lines, if any; easements for public utilities, if any; terms, covenants, cor ditio is, and restrictions of record, if any.

Property Index Number (PIN):

15-01-210-016-0000

Address of Real Estate:

1424 Bonnie Bize Place, River Forest, IL 60305

DATED thisday of August, 2017	20.
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Eliza Ann Moravec nikla	
(SEAL)	(SEAL)
Eliza Amn Pate	Revin Pale
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STATE OF ILLINOIS)	With the Market Course of the
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COUNTY OF COOK)	

I, the undersigned, a Notary Public, DO HEREBY CERTIFY that *Eliza Ann Pate and Kevin Pate*, personally known to me to be the same people whose names are subscribed to the foregoing instrument, 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 official seal, this <u>23</u> day of August, 2017.

Commission expires
NOTARY PUBLIC

1- 15 20 19

Sarah Bain

Place Seal Here

OFFICIAL SEAL
SARAH BAIER
NOTARY PUBLIC, STATE OF ILLINOIS
Commission Expires 01/15/2019

This instrument was prepared by: Michael I. Ponticelli, Ponticelli & Vilo, 1480 Renaissance Dr., #209, Park Ridge, IL_60068

1725001018 Page: 2 of 2

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Legal Description

of premises commonly known as: 1424 Bonnie Brae PI, River Forest, IL 60305

THE SOUTH 20 FEET OF LOT 19 AND THE NORTH 30 FEET OF LOT 18 IN BLOCK 5 IN ROSSELL'S BONNIE BRAE ADDITION TO RIVER FOREST A SUBDIVISION OF THE NORTH 1/2 OF THE EAST ½ OF THE EAST ½ OF THE NORTHEAST ¼ OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING THEREFROM THE WEST 33 FEET AND THE SOUTH 33 FEET THEREOF DEEDED TO THE VILLAGE OF RIVER FOREST FOR STREET PURPOSES) IN COOK COUNTY, ILLINOIS.

> 900 PM Ox REAL ESTATE TRANSFER TAX

341 00 COUNTY: 682 00 ILLINOIS: 1,023 00 TOTAL:

28-Aug-2017

15-01-210-016-0000

2017@01610806 1-104-917-440

MAIL TO

John J. O'Leary, Esq. Norgle & O'Leary 120 S. State St., #200 Chicago, IL 60603

SEND SUBSEQUENT TAX BILLS TO:

Aaron Edwards and Ellen Chamberlain 1424 Bonnie Brae Place River Forest, IL 60305