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1725001239D

This document prepared by:)
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Doc# 1725001239 Fee \$60.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/07/2017 03:33 PM PG: 1 OF 2

FIRST AMERICAN TITLE
FILE # 2833958

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13-36-303-014-0000

(Parcel Identification Number)

WARRANTY DEED

THE GRANTOR **MK Construction & Builders Inc., an Illinois Corporation**, for valuable consideration of ten dollars (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto **Brendan Gibney and Courtney Gibney, husband and wife**, hereinafter "Grantees", not as tenants in common or as joint tenants, but rather as **tenants by the entirety** with rights of survivorship, the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

LOT 31 IN BLOCK 1 IN ALVA TROWBRIDGE AND OTHERS SUBDIVISION OF THE EAST 19 ACRES OF THE WEST 38 ACRES OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. COMMONLY KNOWN AS 1917 N. WHIPPLE STREET, CHICAGO, IL 60647.

Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way and protective covenants of record, if any.

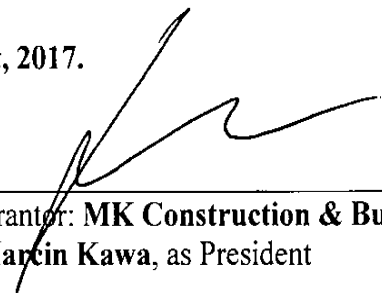
TO HAVE AND TO HOLD same unto Grantees, and unto Grantees' heirs and assigns forever, with all appurtenances thereunto belonging.

Grantor does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with Grantees that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

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WITNESS Grantor's hand this 31st day of August, 2017.

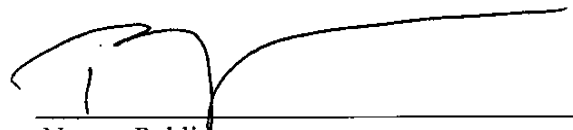

Grantor: **MK Construction & Builders, Inc.** by
Marcin Kawa, as President

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **Marcin Kawa** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, acknowledged that he signed, sealed and delivered this instrument as his 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 31st day of August, 2017.




Notary Public

REAL ESTATE TRANSFER TAX		05-Sep-2017
CHICAGO:		6,862.50
CTA:		2,745.00
TOTAL:		9,607.50 *

13-36-303-014-0000 | 20170801612801 | 0-524-987-328
* Total does not include any applicable penalty or interest due.

MAIL DEED, AFTER RECORDING, TO:

Catherine HWA, Attorney
2300 N. Barrington Rd #400
Hoffman Estates, IL 60169

REAL ESTATE TRANSFER TAX		05-Sep-2017
COUNTY:		457.50
ILLINOIS:		915.00
TOTAL:		1,372.50

13-36-303-014-0000 | 20170801612801 | 1-701-995-456

SEND FUTURE TAX BILLS TO:

Brendan & Courtney Gibney
1917 N Whipple
Chicago, IL 60647