

# UNOFFICIAL COPY

## Warranty Deed

ILLINOIS

*JOINT TENANCY*

Doc#: 1725449014 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/11/2017 08:40 AM Pg: 1 of 2

Dec ID 20170801611869  
ST/CO Stamp 0-382-106-048 ST Tax \$197.00 CO Tax \$98.50

FIDELITY NATIONAL TITLE 417019485

*Above Space for Recorder's Use Only*

THE GRANTOR(s) Erik M. Marmitt and Catherine Olmstead a/k/a Catherine Marmitt, husband and wife of the City of Elgin, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid CONVEY(s) and WARRANT(s) to (Name and Address of Grantee-s) Jorge Avalos, Jr. and Marta Patrisia Abalos as of 1255 Uni B Sprucelare, Elgin, Illinois, 60120 the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached hereto and made part hereof.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

*AS JOINT TENANTS AND NOT AS TENANTS IN COMMON*

SUBJECT TO: General taxes for 2017 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 06-17-108-007-0000

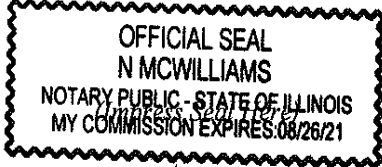
Address(es) of Real Estate:  
1377 Borden Drive Elgin, Illinois 60120

Dated: *August 18, 2017*

*Erik M. Marmitt*  
(SEAL) Erik M. Marmitt

*Catherine Olmstead / Catherine Marmitt*  
(SEAL) Catherine Olmstead a/k/a Catherine Marmitt

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 Erik M. Marmitt and Catherine Olmstead a/k/a Catherine Marmitt 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.



(My Commission Expires *8/26/21*)

Given under my hand and official seal *August 18, 2017*

*[Signature]*

Notary Public

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### REAL ESTATE TRANSFER TAX



04-Sep-2017  
COUNTY: 98.50  
ILLINOIS: 197.00  
TOTAL: 295.50

06-17-108-007-0000 | 20170801611869 | 0-382-106-048



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## LEGAL DESCRIPTION

For the premises commonly known as:

1377 Borden Drive  
Elgin, Illinois 60120

Legal Description:

LOT 156 IN PARKWOOD EAST UNIT 2, A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 6, 1978 AS DOCUMENT 24614508 AND THE CERTIFICATE OF CORRECTION THEREOF RECORDED OCTOBER 20, 1978 AS DOCUMENT 24681307, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

This instrument was prepared by

Steven L. Nicholas, Esq.

Piercey & Associates  
1525 S. Grove Avenue  
Barrington, IL 60010

Send subsequent tax bills to:

Jorge Avalos, Jr.  
1377 Borden Dr.  
Elgin, IL 60120

Recorder mail recorded document to:

Jorge Avalos, Jr.  
1377 Borden Dr.  
Elgin, IL 60120