

UNOFFICIAL COPY



Chicago Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY



1727939131D

Doc# 1727939131 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/06/2017 03:55 PM PG: 1 OF 2

THE GRANTOR(S), Theresa Fox, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Paul McKelvin of 3713 W. Arthington, Chicago, Illinois of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

an un married man

The North 24 Feet of the South 48 Feet of Lots 1, 2 and 3 in Block 1 in J.E. White Second Rutherford Park Addition to Chicago, being a Subdivision of the Southwest 1/4 (Except the West 22.28 Chains of said Southwest 1/4) Section 31, Township 40 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois.

THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: covenants, conditions, and restrictions of record and building linesrights of way, and easements, party wall rights and agreements, and general real estate taxes for 2017 and thereafter.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

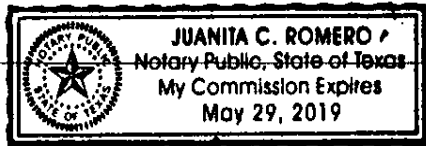
Permanent Real Estate Index Number(s): 13-31-306-047-0000

Address(es) of Real Estate: 1952 N. Oak Park Avenue, Chicago, Illinois 60707

Dated this 17 day of September, 2017

[Signature] (SEAL)

Theresa Fox as trustee under the
Theresa Fox 2003 Declaration of Trust, dated June 30, 2003



[Signature] (SEAL)

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P
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SCY
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INT

REAL ESTATE TRANSFER TAX 04-Oct-2017

COUNTY: 157.50
ILLINOIS: 315.00
TOTAL: 472.50



13-31-306-047-0000 | 20170901626587 | 0-083-826-624

REAL ESTATE TRANSFER TAX

27-Sep-2017



CHICAGO: 2,362.50
CTA: 945.00
TOTAL: 3,307.50 *

13-31-306-047-0000 | 20170901626587 | 1-150-347-200

* Total does not include any applicable penalty or interest due.

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STATE OF ~~ILLINOIS~~, COUNTY OF ~~COOK~~ Tarrant ss.

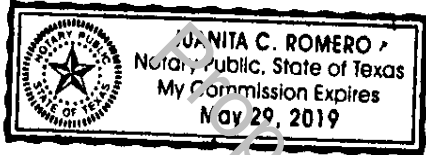
TX

TARRANT TEXAS

I, the

undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Theresa Fox, as trustee under the Theresa Fox 2003 Declaration of Trust, dated June 30, 2003 personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 7 day of September, 2017



Juanita C. Romero (Notary Public)

Prepared By: Attorney at Law - Miles Harris
732 S. Gunderson
Oak Park, Illinois 60304

Mail To:
Paul McKelvin
PAUL MCKELVIN
1952 N. OAK PARK AVE.
CHICAGO IL 60707
Name & Address of Taxpayer:
Paul McKelvin
1952 N. Oak Park Avenue
Chicago, Illinois 60707

Liberty Title & Escrow Co.
275 West Natick Road
Suite 1000
Warwick, RI 02886

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