

UNOFFICIAL COPY

Doc#: 1730717076 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/03/2017 01:31 PM Pg: 1 of 3

Dec ID 20171001645674
ST/CO Stamp 1-604-382-656 ST Tax \$856.00 CO Tax \$428.00
City Stamp 0-877-940-768 City Tax: \$8,988.00

WARRANTY DEED

ILLINOIS STATUTORY

THE GRANTORS,

John Vlahavas, as Trustee under Trust Agreement dated November 5, 2015 and known as the John Vlahavas Living Trust; and Jennifer Vlahavas, as Trustee under Trust Agreement dated November 5, 2015 and known as the Jennifer Vlahavas Living Trust,

for and in consideration of the sum of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY and WARRANT unto

SEAN R. DWYER and SEREEN DWYER, husband and wife

of 600 N. Kingsbury St, #103 Chicago, IL 60654, GRANTEES, not as Tenants in Common, not as Joint Tenants, but as TENANTS BY THE ENTIRETY, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT "A"

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

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

TO HAVE AND TO HOLD, the same unto the Grantee, and to the proper use, benefit and behoof, forever of Grantee.

Permanent Index Number (PIN): 17-07-211-017-0000

Property Address: 1617 W. Huron, Chicago, Illinois 60622

IN WITNESS WHEREOF, said Grantor has caused her name to be signed to these presents this 21 day of Oct, 2017.



John Vlahavas, as Trustee under Trust Agreement dated November 5, 2015 and known as the John Vlahavas Living Trust



Jennifer Vlahavas, as Trustee under Trust Agreement dated November 5, 2015 and known as the Jennifer Vlahavas Living Trust

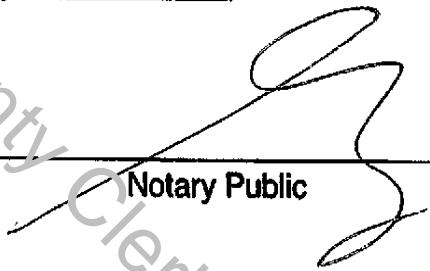
Chicago Title (L) 17sa3753403lp CSC 1 of 2

UNOFFICIAL COPY

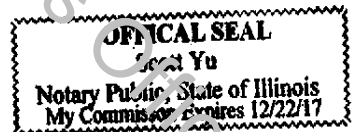
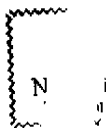
STATE OF IL)
COUNTY OF Cook) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOHN VLAHAVAS AND JENNIFER VLAHAVAS, ^{→ AS TRUSTEE'S} personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 21 day of Oct, 2017.



Notary Public



This instrument was prepared by:
Scott Yu, Three First National Plaza, Suite 2101, Chicago, Illinois 60602

MAIL TO:

Robert J. DiSilvestro
5231 N. Harlem
Chicago, IL 60656

SEND SUBSEQUENT TAX BILLS TO:

Sean + Sereen Dwyer
1617 W. Huron
Chicago, IL 60622

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

Order No.: 17SA3753403LP

For APN/Parcel ID(s): 17-07-211-017-000

LOT 8 IN HAMILTON'S SUBDIVISION OF THE NORTH 1/2 OF BLOCK 16 IN THE CANAL TRUSTEES' SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office