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16211423

WARRANTY DEED



Doc# 1731346336 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/09/2017 03:14 PM PG: 1 OF 2

THE GRANTORS

(The space above for Recorder's use only)

ROBERTA BOLE, married and REBECCA WIEBRECHT, single of the City of CHICAGO, County of COOK, State of ILLINOIS, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to 2905 N TALMAN, LLC, of 527 S. WELLS ST., #402, Chicago, Illinois, 60607 in the following described Real Estate situated in Cook County, Illinois, commonly known as 2905 N. Talman Avenue Chicago, IL, 60618, legally described as:

THE NORTH 20 FEET OF LOT 15, ALL OF LOT 16, AND THE SOUTH 18 FEET OF LOT 17, IN BLOCK 4 OF M. BAUERLE'S ADDITION TO MAPLEWOOD, A SUBDIVISION OF PARTS OF LOTS 4 AND 6, IN RICHOW AND BAUERMEISTER'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; existing leases and tenancies; and general real estate taxes for 2017 and subsequent years.

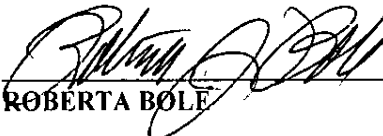
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**This is not homestead property.

Permanent Index Number (PIN): 13-25-218-019-0000

Address of Real Estate: 2905 N. Talman Avenue, Chicago, IL 60618

Dated this 3rd day of November, 2017

 (SEAL)
ROBERTA BOLE

 (SEAL)
REBECCA WIEBRECHT

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STATE OF ILLINOIS)
)ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **ROBERTA BOLE** and **REBECCA WIEBRECHT** personally known to me to be the same persons whose names subscribed in 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 31st day of November, 2017.



[Signature]
NOTARY PUBLIC
Commission expires _____

This instrument was prepared by: JOHN J. LAG, 5305 N. LARAMIE AVE., CHICAGO, IL. 60630

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

2905 N. TALMAN, LLC
527 S. WELLS, #402
CHICAGO, IL. 60607

OR

Recorder's Office Box No. _____

REAL ESTATE TRANSFER TAX		06-Nov-2017
	CHICAGO:	4,012.50
	CTA:	1,605.00
	TOTAL:	5,617.50 *

13-25-218-019-0000 | 20171101649534 | 1-008-967-712

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

REAL ESTATE TRANSFER TAX		06-Nov-2017
	COUNTY:	267.50
	ILLINOIS:	535.00
	TOTAL:	802.50

13-25-218-019-0000 | 20171101649534 | 1-039-912-992