

# UNOFFICIAL COPY



**WARRANTY DEED**  
**Statutory (Illinois)**  
**(Individual to Individual)**

Doc# 1732415160 Fee \$42.00  
RHSP FEE:\$9.00 RPRF FEE: \$1.00  
AFFIDAVIT FEE: \$2.00  
KAREN A. YARBROUGH  
COOK COUNTY RECORDER OF DEEDS  
DATE: 11/20/2017 01:25 PM PG: 1 OF 3

**GRANTOR**

Lyle Schachter, married to Alissa Schachter, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to

**2631 N MOZART, INC.**  
**3608 North Milwaukee Ave., Chicago, IL 60641**

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 35 (EXCEPT THE SOUTH 22 FEET THEREOF), LOT 36 AND THE SOUTH 2 FEET OF LOT 37 IN THE SUBDIVISION OF LOTS 1 AND 2 IN THE SUPERIOR COURT PARTITION OF LOT 3 IN BARRON, HEALD AND OTHERS SUBDIVISION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THIS IS NOT THE HOMESTEAD PROPERTY OF ALISSA SCHACHTER

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

SUBJECT TO: covenants, conditions, and restrictions of record, Document No.(s) \_\_\_\_\_; \_\_\_\_\_; and to General Taxes for 2016 and subsequent years.


Permanent Real Estate Index Number(s): 13-25-307-029-0000



Address of Real Estate: 2631 N. Mozart Street, Chicago, IL 60647

Dated this 8<sup>th</sup> day of November, 2017.

PLEASE PRINT  
OR TYPE  
NAME(S)  
BELOW  
SIGNATURE(S)

  
Lyle Schachter (SEAL)

REAL ESTATE TRANSFER TAX		20-Nov-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
13-25-307-029-0000   20171101657238   1-852-598-304		

REAL ESTATE TRANSFER TAX		20-Nov-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
13-25-307-029-0000   20171101657238   0-912-418-848		

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

PTT



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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY SECTION 35 ILCS 200/31-47

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or another entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

DATED: 11 | 14 | 2017

SIGNATURE: [Signature]  
GRANTOR or AGENT

### GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

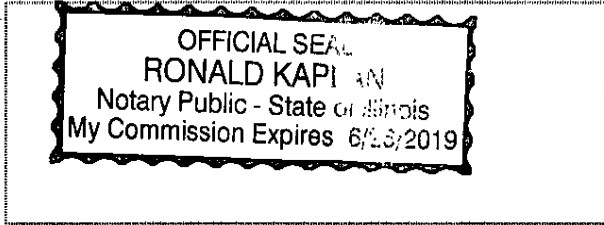
Subscribed and sworn to before me, Name of Notary Public:

RONALD KAPLAN

By the said (Name of Grantor): Lyle Schachter

AFFIX NOTARY STAMP BELOW

On this date of: 11 | 14 | 2017



NOTARY SIGNATURE: [Signature]

### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

DATED: 11 | 14 | 2017

SIGNATURE: [Signature]  
GRANTEE or AGENT

### GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

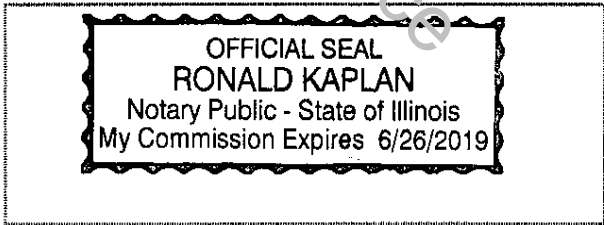
Subscribed and sworn to before me, Name of Notary Public:

RONALD KAPLAN

By the said (Name of Grantee): 2631 N MOZART, INC.

AFFIX NOTARY STAMP BELOW

On this date of: 11 | 14 | 2017



NOTARY SIGNATURE: [Signature]

### CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, Any person who knowingly submits a false statement concerning the identity of a **GRANTEE** shall be guilty of a **CLASS C MISDEMEANOR** for the **FIRST OFFENSE**, and of a **CLASS A MISDEMEANOR**, for subsequent offenses.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of **SECTION 4** of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)