## Chicago Title 18WSA428232NA 1 of

## **UNOFFICIAL COP**

**WARRANTY DEED TENANCY BY THE ENTIRETY** ILLINOIS

**UPON RECORDING MAIL TO:** Daniel M. Greenberg, Esq. Law Offices, Daniel M. Greenberg Chartered 18141 Dixie Highway, Suite 111 Homewood, Illinois 60430

Doc#. 1807208080 Fee: \$50.00 Karen A. Yarbrough Cook County Recorder of Deeds

Date: 03/13/2018 12:00 PM Pg: 1 of 1

Dec ID 20180201605231

ST/CO Stamp 1-144-403-488 ST Tax \$375.00 CO Tax \$187.50

SEND SUBSEQUENT TAX BILLS TO: Jordan and Katie Keller 12757 S. Austin Ave. Palos Heights, Illinois 60463

The grantors, Robert Luzzo and Jennifer Luzzo, married, for and in consideration of Ten and no/100 (\$10.00) Dollars, and other good and valuable considerations in hand paid, does hereby CONVEY AND WARRANT to Jordan C. Keller and Katie A. Keller, husband and wife, not as joint tenants or tenants in common but as tenants by the entirety, the following described real estate situated in the County of Cook, in the State of ILLINOIS, to wit:

THAT PART OF LOT 89 IN ROBERT BARTLETT'S NAVAJO GARDENS, A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED MAY 16, 1946, AS DOCUMENT 13796068, IN COOK COUNTY, ILLINOIS, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHWEST CORNER OF SAID LOT 89, THENCE SOUTH 89 DEGREES 33 MINUTES 27 SECONDS EAST ALONG THE NORTH LINE OF SAID LOT 89, 145,01 FEET; THENCE SOUTH 00 DEGREES 23 MINUTES 45 SECONDS EAST, 100.01 FEET TO THE SOUTH LINE OF SAID LOT 89; THENCE NORTH 89 DEGREES 32 MINUTES 39 SECONDS WEST ALONG SAID SOUTH LINE, 145.035 FEET TO THE EAST RIGHT OF WAY LINE OF AUSTIN AVENUE; THENCE NORTH 00 DEGREES 02 MINUTES 58 SECONDS WEST ALONG SAID EAST RIGHT OF WAY LINE. 99.98 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

## SUBJECT TO:

covenants, conditions and restrictions of record; public and utility easements, general real estate taxes for the year 2017 and subsequent years; and acts done or suffered by Grantees.

Hereby releasing and waiving all rights under and by virtue of the Homestead Examption Laws of the State of Illinois. Grantors hereby fully warrant title and WILL WARRANT AND DEFEND the said real estate against all persons claiming by, through or under Grantors whomsoever, TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Number: 24-32-203-024-0000		Dated this 22 cay of Feb , 2018
Address of Real Estate:	12757 S. Austin Blvd.	750
	Palos Heights, Illinois 60463	

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 Robert Luzzo and Jennifer Luzzo, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed and delivered the said instrument as set forth above as their free and voluntary act, for the uses and purposes therein set forth.

State of Illinois rinn Expires 3/13 My Commission Expires

sq., Suite 102, 1700 West Irving Park Road, Chicago, Illinois 60613 This instrument prepared by: Warren E