

19605533

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18093462200

Doc# 1809346220 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/03/2018 02:39 PM PG: 1 OF 3

WARRANTY DEED

THIS INDENTURE WITNESSETH, that the Grantor(s), **James P. Murray, divorced and not since remarried**, County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO **Reginald Jones and Ramona Jones, married, as husband and wife, of 7447 S. Shore Drive, Apt 7D, Chicago, IL 60649, not as tenants in common and not as joint tenants, but as tenants by the entirety**, the following described real estate, to-wit:

THE WEST 150 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTH 50 FEET THEREOF) IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 32-34-400-045-0000

Address of Real Estate: 493¹/₂ 231st Street, Steger, IL 60475

Subject to the following restrictions: a) all taxes for the year 2017 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

REAL ESTATE TRANSFER TAX

26-Mar-2018



COUNTY:	160.00
ILLINOIS:	320.00
TOTAL:	480.00

32-34-400-045-0000

| 20180301622651 | 1-697-451-552

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Dated this 6th Day of March, 20 18

James P. Murray
James P. Murray

STATE OF IL)

COUNTY OF Cook) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT , **James P. Murray**, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 Notarial Seal this 6th day of March, 20 18.



Jessica Kazda
Notary Public

This Instrument was prepared by:

Russell F. Kazda
17112 S. Oak Park Avenue
Tinley Park, IL 60477

Future Tax Bills to:

Reginald Jones
493 231st St
Steger, IL 60475

After recording return document to:

Reginald Jones
493 231st St
Steger, IL 60475

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PLAT ACT AFFIDAVIT

State of Illinois

} ss.

County of Cook

_____ being duly sworn on oath, states that James P. Murray resides at 495 E. 29th St. Steger, IL 60475 That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;
- OR -
the conveyance falls in one of the following exemptions as shown by Amended Act which became effective July 17, 1959.
2. The division or subdivision of the land into parcels or tracts of five acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than one acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easements of access.
10. The sale of a single lot of less than 5.0 acres from a larger tract when a survey is made by an Illinois registered surveyor; provided, that this exemption shall not apply to the sale of any subsequent lots from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land. Amended by P.A. 80-118, 1 eff. October 1, 1977.

CIRCLE THE NUMBER ABOVE WHICH IS APPLICABLE TO THE ATTACHED DEED.

Affiant further state that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

James P. Murray

SUBSCRIBED and SWORN to before me

this 6th day of March, 2018.

Jessica Kazda

