

UNOFFICIAL COPY



1809512049D

After recording return to:

Daniel J. Heywood
Maher, Brannigan &
Heywood, P.C.
11520 West 183rd Street, SE
Orland Park, IL 60467

Doc# 1809512049 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/05/2018 03:18 PM PG: 1 OF 3

FIRST AMERICAN TITLE
FILE # *17-12-1000*

WARRANTY DEED

THE GRANTORS **ANDREW S. MUSSO and CATHERINE N. MUSSO**, husband and wife as tenants by the entirety, of the city of Western Springs, County of Cook, State of Illinois for and in consideration of Ten and 00/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEY and WARRANT to the GRANTEE, **4354 LAWN LLC**, an Illinois Limited Liability Company, of 219 Hillgrove Avenue, LaGrange, Illinois, the Real Estate situated in the County of Cook, in the State of Illinois, and legally described as:

See Exhibit A attached hereto and made a part hereof

FIRST AMERICAN TITLE
FILE # 2905995

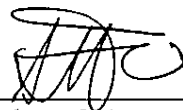
SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable.

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

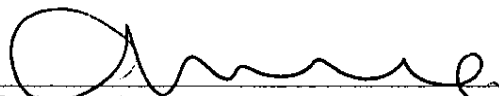
Address of Real Estate: 4354 Lawn Avenue, Western Springs, Illinois 60558

P.I.N.: 18-06-404-026-0000 VOL. 078

DATED this 19 day of March, 2018.



Andrew S. Musso



Catherine N. Musso

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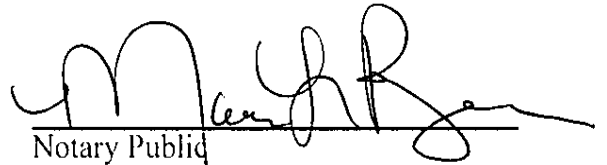
UNOFFICIAL COPY

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 Andrew S. Musso, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed and delivered the said instrument as his 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 15th day of March, 2018.

My commission expires: April 23, 2021


Notary Public



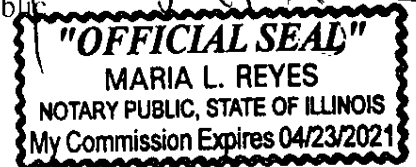
State of Illinois)
) ss.
County of Cook)



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Catherine N. Musso, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed and delivered the said instrument as her 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 19th day of March, 2018.

My commission expires: April 23, 2021


Notary Public



REAL ESTATE TRANSFER TAX		27-Mar-2018
	COUNTY:	241.50
	ILLINOIS:	483.00
	TOTAL:	724.50
18-06-404-026-0000	20180301616931	0-419-188-256

Prepared by:

Heather McDonald O'Hara
300 S. Riverside Plaza, Ste. 1800
Chicago, IL 60606

Send subsequent tax bills to:

4354 Lawn LLC
219 Hillgrove Avenue
LaGrange, IL 60625

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LEGAL DESCRIPTION

THAT PART OF LOTS 39, 40 AND 41 IN BLOCK 8 IN WESTERN SPRINGS RESUBDIVISION OF PART OF EAST HINSDALE, SAID WESTERN SPRINGS RESUBDIVISION BEING A SUBDIVISION OF PART OF THE EAST HALF OF SECTION 6, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THAT PART OF SECTIONS 31 AND 32, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CHICAGO AND NAPERVILLE HIGHWAY AND WEST OF THE EAST LINE OF SECTION 6 PRODUCED NORTH TO SAID HIGHWAY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTH EAST CORNER OF LOT 39 AND RUNNING THENCE SOUTH ALONG THE EAST LINE OF LOT 39 BEING THE WEST LINE OF ASHLAND AVENUE 60 FEET, THENCE RUNNING NORTH WESTERLY ON A LINE PARALLEL TO THE NORTH LINE OF LOTS 39, 40 AND 41 AFORESAID TO THE WESTERLY LINE OF SAID LOT 41, THENCE RUNNING NORTH ALONG THE WESTERLY LINE OF SAID LOT 41, 60 FEET TO THE NORTH WESTERLY CORNER OF LOT 41, THENCE SOUTH EASTERLY ALONG THE NORTHERLY LINE OF LOTS 41, 40, AND 39 TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Address: 4354 LAWN AVENUE, WESTERN SPRING, ILLINOIS 60558

Property of Cook County Clerk's Office