

UNOFFICIAL COPY

Doc#. 1810949312 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/19/2018 01:30 PM Pg: 1 of 2

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

Dec ID 20180401641456
ST/CO Stamp 1-719-178-784 ST Tax \$90.00 CO Tax \$45.00

01146-27787
2/3 KB

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR(S), Mary L. Covert, formerly known as Mary Covert- Hagen, an unmarried person, of the Village of Franklin Park, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Warrants to Nicholas Chavez and Esperanza Cervantes, of the County of Santa Clara, State of California, not as tenants in common, but as joint tenants with right of survivorship, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

CHAVEZ, HUSBAND AND WIFE

LOT 12 IN BLOCK 8 IN WESTBROOK UNIT NO. 2, BEING MILLS' AND SONS SUBDIVISION OF THE EAST 3/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 13, 1942 AS DOCUMENT NO. 12840967, IN COOK COUNTY, ILLINOIS.

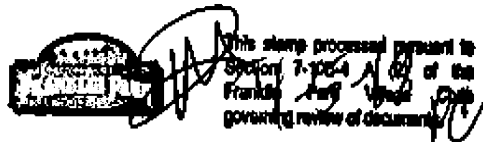
Commonly known as: 2718 Hawthorne Street, Franklin Park, Illinois 60131


PIN: 12-28-406-021-0000



SUBJECT TO: terms, covenants, conditions and restrictions of record, general taxes for the year 2017 and subsequent years, building setback lines, and easements for public utilities, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Grantee herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of this deed. After this 30-day period, Grantee is further prohibited from conveying the property for a sales price greater than 120% of the sales price until 90 days from the date of this deed.

Dated this 3 day of April, 2018.




Mary L. Covert,
f/k/a Mary Covert- Hagen

REAL ESTATE TRANSFER TAX		18-Apr-2018
 	COUNTY:	45.00
	ILLINOIS:	90.00
	TOTAL:	135.00
12-28-406-021-0000 20180401641456 1-719-178-784		

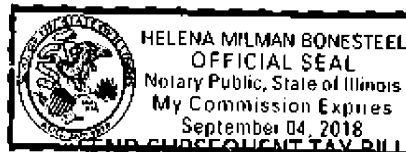
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STATE OF ILLINOIS
COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Mary L. Covert, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed 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 3rd day of April, 2018

(Signature) (Notary Public)



MAIL TO:

Crystal L. Silver Esq.
1155 Willow Ln.
Northbrook, IL 60062

SEND SUBSEQUENT TAX BILLS TO:

Nicolas Chavez
2718 Hawthorne St.
Franklin Park, IL 60131

Prepared by:

Peter L Berk
O'Keefe, Rivera & Berk, LLC
55 W Wacker Drive, Ste 1400
Chicago IL 60601