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WARRANTY DEED

ILLINOIS



1814444122

Doc# 1814444122 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/24/2018 03:55 PM PG: 1 OF 3

HTC 1853632

Above Space for Recorders Use Only

THE GRANTOR, James R. Solcat, an unmarried person, of 204 N. Gary Ave., Wheaton, IL 60187, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to Mark Sagerstrom and Bria Sagerstrom, husband and wife, of 1011 Lathron Avenue, Forest Park, Illinois, not as tenants in common and not as joint tenants, but as tenants by the entirety, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 25 IN BLOCK 1 IN BEEBE'S CENTRAL RIVERSIDE SUBDIVISION OF THE SOUTH 20 ACRES OF THE EAST FRACTION OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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

SUBJECT TO: General taxes for 2017 and subsequent years; covenants, conditions and restrictions of record, if any.

Permanent Real Estate Index Number: 15-35-205-031

Address of Real Estate: 56 Kimbark Road, Riverside, Illinois 60546

REAL ESTATE TRANSFER TAX

23-May-2018



COUNTY:	200.00
ILLINOIS:	400.00
TOTAL:	600.00


15-35-205-031-0000

| 20180501661847 | 0-880-352-544

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The date of this deed of conveyance April 19, 2018.


James R. Soldat

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

<p>This instrument was prepared by: Carey E. Schulze Law Offices of Carey E. Schulze, P.C. 17 E Crystal Lake Avenue Crystal Lake, Illinois 60014 (815) 301-6864 Telephone (815) 642-4759 Facsimile</p>	<p>Send subsequent tax bills to: Mark Sagerstrom Bria Sagerstrom 56 Kimbark Road Riverside, Illinois 60546</p>	<p>Recorder- mail recorded document to: Mail to: HERITAGE TITLE COMPANY 4405 THREE OAKS ROAD CRYSTAL LAKE, IL 60014</p>
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CALIFORNIA ALL-PURPOSE ACKNOWLEDGEMENT

A Notary Public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of Los Angeles }

On April 19, 2018, before me, Dana M. Nasser, Notary Public,
personally appeared James R. Soldat

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of State of California that the foregoing paragraph is true and correct.



WITNESS my hand and official seal.

SIGNATURE _____

PLACE NOTARY SEAL ABOVE

COOK COUNTY Clerk's Office