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WARRANTY DEED ILLINOIS STATUTORY Doc#. 1815649053 Fee: \$54.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 06/05/2018 10:20 AM Pg: 1 of 4

Dec ID 20180601688184 ST/CO Stamp 2-075-673-376

FIRST AMERICAN TITLE FILE# 2912010

Preparer File:

FATIC No.:

THE GRANTOR(S), GREGORY D. BYRON and SANDRA A. RUDE, as Co-Trustees under the provisions of a Trust Agreement dated May 13, 2014, known as the BR Trust No. 14-1506, of the Village of Flossmoor, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to GREGORY BYRON, and SANDRA A. RUDE, as Joint Tenants, 1504 Scott Cres, of the Village of Classmoor, County of Cook, State of IL, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

See Exhibit "A" attache i hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; Party wall rights and agreements; Installments not due at the date hereof of any special tax or assessment for 2018 and subsequent years; General real estate fares for the year 2018 and subsequent years

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

Permanent Real Estate Index Number(s): 31-12-307-002-0000

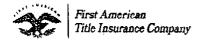
Address(es) of Real Estate: 1506 Scott Cres

Flossmoor, IL 60422-1722

Gregory D. Byron, As Co-Toustee of the of Trust Agreement dated May 13, 2014, known as the BR Trust No. 14-1506

- AS CO-TENETER Sandra A. Rude, As Co-Trustee of the of Trust Agreement

dated May 13, 2014, known as the BR Trust No. 14-1506



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STATE OF ILLINOIS, COUNTY OF	Cooh	ss	
I, the undersigned, a Notary Public in and Byron and Sandra A. Rude, personally kr the foregoing instrument, appeared before delivered the said instrument as their free the release and waiver of the right of home	nown to me to be to me this day in pe and voluntary act, estead.	the same person(s) werson, and acknowled for the uses and pure	whose name(s) are subscribed to ged that they signed, sealed and
Given under my hand and official seal this	day c	of May	, 20 <u>[}</u>
OFFICIAL SEAL ROSE NIVEN NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES: 201721	: No	Rose Rusel otary Public	
Prepared by: Mraibie & Associates 14497 John Humphrey Drive Suite 200 Orland Park, IL 60462	200/		
Mail To/Name and Address of Taxpayer: Gregory D. Byron 1506 Scott Cres Flossmoor, IL 60422-1722	Co		
			T'S Opposition
			0

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Exhibit "A" - Legal Description

LOT 12 IN BLOCK 4 IN HEATHER HILL FIRST ADDITION, A SUBDIVISION OF PART OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MARCH 5, 1964 AS DOCUMENT NUMBER 19064933, IN COOK COUNTY, ILLINOIS.



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First American Title Insurance Company 18501 Maple Creek Drive, Suite 950

Tinley Park, 1L 60477 Phone: (708)429-0044 Fax: (866)524-5676

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in · Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

 α

Dated: May 11 2018	Signature:	Kose Niver		
10-	_	Grantor or Agent		
Subscribed and sworn to rafore me May 11, 2018.	by the said	Rose Niver, affiant, on		
Notary Public	XXX	OFFICIAL SEAL PATRICIA PACHECO NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:05/31/21		
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.				
Dated: May 11, 2018	Signature:	Roxe. Three or Agent		
Subscribed and sworn to before me May 11, 2018.	to the said	Anse Niver afflant, on		
Notary Public				
		ment concerning the identity of a grances shall be not of a Class A misdemeanor for subsequent		
(Attach to deed or ABI to be recorde	d in Cook County,	Illinois, if exempt under the provisions of Section 4		

of the Illinois Real Estate Transfer Tax Act.)

OFFICIAL SEAL PATRICIA PACHECO NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:05/31/21