

UNOFFICIAL COPY



WARRANTY DEED

Grantors, RAYMOND F. LEHNER and MARGARET M. LEHNER, husband and wife, of 55 Stone Creek Dr., of the City of Lemont, in the County of Cook, in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged,

Doc# 1815613040 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 06/05/2018 03:36 PM PG: 1 OF 3

CONVEY AND WARRANT to CAPTREE, LLC, a Wyoming limited liability company, Grantee, whose address is 55 Stone Creek Dr., Lemont, IL 60439, said interests of the following described Real Estate in the County of Cook, State of Illinois, to wit:

Legal description of property:

LOT 327 IN MAHONEY ESTATES SUBDIVISION OF THE NORTH 3/4 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THEREFROM RIGHT OF WAY OF THE CHICAGO AND SOUTHERN RAILROAD COMPANY) IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 24-24-311-002-0000

Commonly known as: 11643 S. Kedzie Ave., Merrionette Park, IL 60655

SUBJECT TO current taxes, assessments, reservations in patents and all easements, rights of way, encumbrances, liens, covenants, conditions and restrictions as may appear of record.

IN WITNESS WHEREOF this instrument has been duly executed and delivered on April 10, 2018.

RAYMOND F. LEHNER, GRANTOR

MARGARET M. LEHNER, GRANTOR

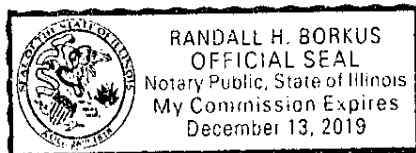
STATE OF ILLINOIS)
) ss.
COUNTY OF DUPAGE)

On April 10, 2018, before me, the undersigned Notary Public, in and for said County and State personally appeared RAYMOND F. LEHNER and MARGARET M. LEHNER, who are personally known to me to be the persons who executed the foregoing instrument, and acknowledged executing the same for the purposes herein contained.

WITNESS my hand and official seal.

Notary Public

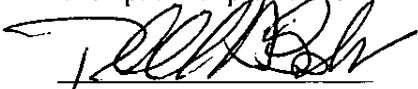
My commission expires: 12/13/19



S/S
P 366
S 10
M 10
SC 12
E 12
INT 12
D May 29 2018

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Exempt under provisions of Paragraph E, Ch. 35 ILCS 200/31-45 of the Real Estate Transfer Tax Law.



Representative

4/10/18
Date

SEND SUBSEQUENT TAX BILLS TO GRANTEES' ADDRESS:


Margaret Lehner, Mgr., 55 Stone Creek Dr., Lemont, IL 60439-8744

PREPARED BY & RETURN THIS DOCUMENT TO:

Randall H. Borkus, Esq., BorkusLaw, Ltd., 1010 Jorie Blvd., Suite 22, Oak Brook, IL 60523

I hereby certify that I prepared this instrument from information given to me by the parties herein. I do not guarantee either marketability of title or accuracy of description as I did not examine the title of the property involved.

BORKUSLAW, LTD.

By: 

Randall H. Borkus, Attorney at Law

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or their Agent affirm that, to the best of their 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.

Dated: April 10, 2018

Signature: Margaret M. Lehner
Grantor

Signature: Raymond F. Lehner
Grantor

Subscribed and sworn to before me
by the said Margaret & Raymond Lehner
this 10th day of April, 2018
Notary Public Randall H. Borkus



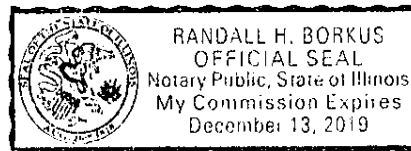
The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 title to real estate under the laws of the State of Illinois.

Dated: April 10, 2018

Signature: Margaret M. Lehner
Grantee

Signature: Raymond F. Lehner
Grantee

Subscribed and sworn to before me
by the said Margaret & Raymond Lehner
this 10th day of April, 2018
Notary Public Randall H. Borkus



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)