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KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/31/2018 03:54 PM PG: 1 OF 2

**WARRANTY DEED  
ILLINOIS STATUTORY**

THE GRANTORS (NAME AND ADDRESS)

Brian G Murphy and Margaux Murphy  
1730 N. New England Ave.  
Chicago, IL 60607

**FIRST AMERICAN TITLE**  
**FILE #** 2922906

(The Above Space for Recorder's Use Only)

THE GRANTORS Brian G Murphy and Margaux Murphy, husband and wife, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Daniel Fosco and Brooke Fosco, husband and wife, of 7026 Belden, #D Chicago, IL 60707, not as tenants in common or 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:

THE NORTH HALF OF LOT 11 AND LOT 10 (EXCEPT THE NORTH 7 1/2 FEET THEREOF) IN BLOCK 11 IN J. E. WHITE'S SECOND RUTHERFORD PARK ADDITION TO CHICAGO, A SUBDIVISION OF THE SOUTHWEST QUARTER (EXCEPT THE WEST 22.28 CHAINS THEREOF) IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

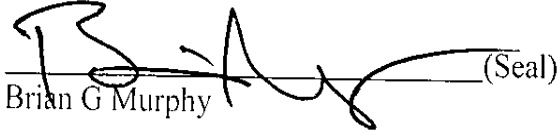
Permanent Index Number(s): 13-31-318-029-0000

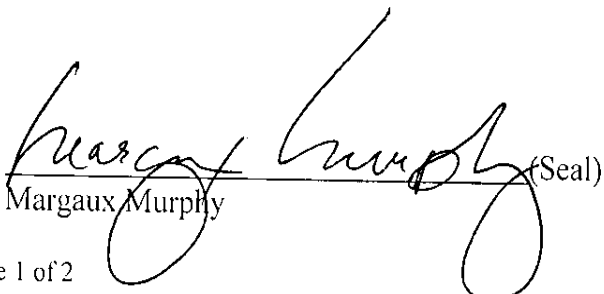
Property Address: 1730 N. New England Ave., Chicago, IL 60707

**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 at the time of Closing.

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

Dated this 14 day of July, 2018.

 (Seal)  
Brian G Murphy

 (Seal)  
Margaux Murphy

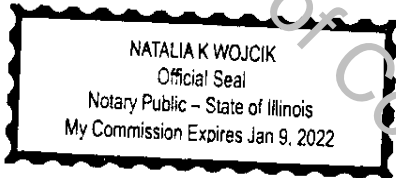
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STATE OF ILLINOIS )  
 ) SS,  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Brian G Murphy and Margaux Murphy personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the instrument as their 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 notarial seal, this 14<sup>th</sup> day of JULY, 2018.



*[Signature]*  
\_\_\_\_\_  
Notary Public

THIS INSTRUMENT PREPARED BY  
Emerson Law Firm, LLC  
715 Lake Street, Suite 420  
Oak Park, IL 60301

MAIL TO:

Law Office of Jason M. Chmielewski, P.C.  
10 S. LaSalle St., Suite 3500  
Chicago, IL 60603

SEND SUBSEQUENT TAX BILLS TO:

Daniel Fosco  
1730 N. New England Ave.  
Chicago, IL 60707

REAL ESTATE TRANSFER TAX		25-Jul-2018
	CHICAGO:	2,850.00
	CTA:	1,140.00
	TOTAL:	3,990.00 *

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\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		25-Jul-2018
	COUNTY:	190.00
	ILLINOIS:	380.00
	TOTAL:	570.00

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