

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 1825518017 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/12/2018 10:12 AM Pg: 1 of 2

MAIL TO:

Lucas Michael Fuksa
Fuksa Khorshid, LLC
70 W Erie St., 2nd Floor
Chicago, IL 60654-6268

Dec ID 20180801664976
ST/CO Stamp 1-351-078-048 ST Tax \$1,279.00 CO Tax \$639.50

NAME & ADDRESS OF TAXPAYER

Heather O'Shea
102 S. Chrester Ave
Park Ridge, IL 60068

THE GRANTORS, BRYAN E. KEYT AND DEBORAH A. KEYT, HUSBAND AND WIFE, AS

TENANTS BY THE ENTIRETY of 918 Ashland Ave., Wilmette, IL 60091, for and in consideration of Ten
and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, **CONVEY AND**

WARRANT to **HEATHER O'SHEA, INDIVIDUALLY**, all interest in the following described real estate
situated in the County of Cook, in the State of Illinois, to wit:

**LOTS 1 AND 2 IN BLOCK 4 IN UNION ADDITION TO PARK RIDGE IN SECTION 35, TOWNSHIP
41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,
ILLINOIS**


Permanent Real Estate Index Number: 09-35-107-006-0000

Property Address: 102 S. Chester Ave, Park Ridge, IL 60068

Subject only to the following, if any: 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 Real Estate; and general real estate taxes not due and payable at the time of closing; and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

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Dated this 23 day of August, 2018.



BRYAN E. KEYT (Seal)



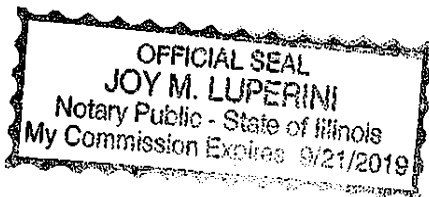
DEBORAH A. KEYT (Seal)

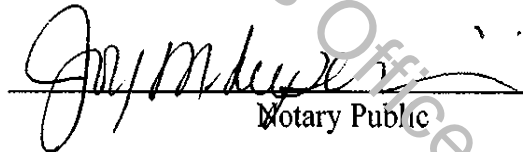
STATE OF ILLINOIS

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **BRYAN E. KEYT AND DEBORAH A. KEYT, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY** , personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered 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 23 day of August, 2018.





Notary Public



CITY OF PARK RIDGE
REAL ESTATE
TRANSFER STAMP
NO. 45003

This instrument was prepared by :
John H. Ciprian Jr.
Reda | Ciprian | Magnone LLC
8501 W. Higgins, Suite 440
Chicago, Illinois 60631