

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY

PT 8-48233

Return to:
Proper Title, LLC
1530 E. Dundee Rd. Ste. 250
Palatine, IL 60074

191

Doc#: 1831049128 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/06/2018 01:40 PM Pg: 1 of 3

Dec ID 20181001611952
ST/CO Stamp 0-701-803-680 ST Tax \$190.00 CO Tax \$95.00
City Stamp 0-921-382-048 City Tax: \$1,995.00

(The Above Space for Recorder's Use Only)

THE GRANTORS Stephen R. Jimenez and Debra Jimenez, a married couple of 501 East Lake Mead Parkway, Unit 2312 Henderson, NV 89015 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 Peter McGraw, , the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Grantee's Address: 5545 N. Harlem, Chicago IL 60631

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

THIS IS NOT HOMESTEAD PROPERTY

Permanent Index Number(s): 13-21-116-019-0000

Property Address: 5556 West Warwick Avenue, Chicago, IL 60641

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2018 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s). *

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

Dated this 12 day of October, 2018.

X Stephen R. Jimenez
Stephen R. Jimenez

X Debra Jimenez
Debra Jimenez

* Grantee herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of this deed. After this 30 day period, Grantee is further prohibited from conveying the property for a sales price greater than ^{Page 1 of 3} 120% of the Short Sale price until 90 days from the date of this deed. These restrictions shall run with the land and are not personal to the Grantee.

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STATE OF Nevada)
) SS,
COUNTY OF Clark)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Stephen R. Jimenez and Debra Jimenez, 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 12 day of October, 2018.



Kristin Lamoreaux
Notary Public

THIS INSTRUMENT PREPARED BY
Law Office of Michelle Laiss
1530 West Fullerton Avenue
Chicago, IL 60614

~~MAIL TO:~~
~~Albert Xiques~~
~~ATTORNEY AT LAW~~
~~5045 North Harlem Avenue~~
~~Chicago, IL 60656~~

SEND SUBSEQUENT TAX BILLS TO:

Peter McGraw
~~5556 West Warwick~~ 5556 W Warwick Ave
Chicago, IL 60641 60641

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EXHIBIT A LEGAL DESCRIPTION

Lot 19 in Block 2 in Frederick's Subdivision of that part of the North three quarters of the West 1/2 of the West 1/2 of the Northwest 1/4 of Section 21, Township 40 North, Range 13 East of the Third Principal Meridian, lying South of the North 16.98 acres thereof excepting the North 119.5 feet thereof in Cook County, Illinois.

13-21-116-019-0000

Property of Cook County Clerk's Office