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Doc# 1900257374 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/02/2019 12:36 PM Pg: 1 of 3

Dec ID 20181201656477
ST/CO Stamp 0-461-022-880 ST Tax \$612.00 CO Tax \$306.00

184
FIDELITY NATIONAL TITLE

WARRANTY DEED
ILLINOIS STATUTORY
(Illinois limited liability
company to Individual)

Mail To:

Paul A. Youkhana, Esq.
541 N. Fairbanks Ct.
Suite 2200
Chicago, IL 60611

**Send Subsequent Tax
Bills To:**

John Schmidt
Jennifer Schmidt
803 S. Maple Ave.
Oak Park, IL 60304

SC18031180

RECORDER'S STAMP

THE GRANTOR, 803 MAPLE LLC, an Illinois limited liability company, for and in consideration of Ten and no/100 DOLLARS, and other valuable consideration in hand paid,

CONVEYS and WARRANTS to John J. Schmidt and Jennifer L. Schmidt, husband and wife, as TENANTS BY THE ENTIRETY, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

See Attached Exhibit "A"

SUBJECT TO: Conditions, covenants and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the property; general real estate taxes for 2018 and subsequent years; hereby releasing and waiving all rights under by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 16-18-126-009-0000

Property Address: 803 S. Maple Avenue, Oak Park, Illinois 60304

SIGNATURE PAGE FOLLOWS

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Real Estate Transfer Tax

\$4,896.00

Oak Park 3857

Dated this 12th day of December, 2018.

803 MAPLE LLC, an Illinois limited liability company

By:
Steve Werner, Sole Member

STATE OF IL)
)SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Steve Werner, as Sole Member of 803 MAPLE LLC, an Illinois limited liability company, is 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 he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

Subscribed and sworn to before me this 12 day of December, 2018.



Notary Public

My Commission Expires: _____

This instrument was prepared by:

Randall Boyer, Esq., 3223 Lake Avenue, Suite 15C-303, Wilmette, IL 60091
(Name and Address)

REAL ESTATE TRANSFER TAX		24-Dec-2018
 16-18-126-009-0000	COUNTY:	306.00
	ILLINOIS:	612.00
	TOTAL:	918.00
16-18-126-009-0000		2019 1201656477 0-461-022-880

MAIL TO:

Paul A. Youkhana, Esq.
541 N. Fairbanks Ct.
Suite 2200
Chicago, IL 60611

SEND SUBSEQUENT TAX BILLS TO:

John Schmidt
Jennifer Schmidt
803 S. Maple Ave.
Oak Park, IL 60304

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EXHIBIT A

Order No.: SC18031180

For APN/Parcel ID(s): 16-18-126-009-0000

For Tax Map ID(s): 16-18-126-009-0000

LOT 1 (EXCEPT THE NORTH 33 FEET THEREOF) AND ALL OF LOT 2 (EXCEPT THOSE PARTS OF SAID LOTS 1 AND 2 LYING WESTERLY OF A STRAIGHT LINE BEGINNING AT A POINT ON THE SOUTH LINE OF SAID LOT 2, SAID POINT BEING 35.61 FEET EAST OF THE SOUTH WEST CORNER OF LOT 2 AFORESAID, AND THENCE RUNNING NORTHERLY TO A POINT ON THE SOUTH LINE OF THE NORTH 33 FEET OF LOT 1, AFORESAID, WHICH POINT IS 33.75 FEET EAST OF THE WEST LINE OF SAID LOT 1) IN BLOCK 13 IN WILSON'S ADDITION TO OAK PARK, A SUBDIVISION OF LOT 1 (EXCEPT THE EAST 40 ACRES THEREOF) IN THE SUBDIVISION OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office