

1960-160

UNOFFICIAL COPY

WARRANTY DEED



Doc# 1925208548 Fee \$88.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
EDWARD M. HOODY
COOK COUNTY RECORDER OF DEEDS
DATE: 09/09/2019 02:14 PM PG: 1 OF 2

THE GRANTOR

USI

(The space above for Recorder's use only)

Gregory A. Struck and Deborah Struck, husband and wife, of the Village of Oak Forest, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, **CONVEYS** and **WARRANTS** to Angela Fleming, a single person, of 16107 Oak Avenue, Oak Forest, Illinois 60452 in the following described Real Estate situated in Cook County, Illinois, commonly known as 15719 S Peggy Lane, Unit 11, Oak Forest, IL 60452, legally described as:

UNIT 4-11 IN SHIBUI SOUTH CONDOMINIUM, AS DELINEATED ON A SURVEY ATTACHED AS EXHIBIT "A " TO DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS, AND BYLAWS FOR SHIBUI CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER A TRUST AGREEMENT DATED JANUARY 1, 1984 AND KNOWN AS TRUST NUMBER 61991, RECORDED ON MARCH 5, 1993, AS DOCUMENT 93168945, AS AMENDED FROM TIME TO TIME, IN THE WEST 3/4 OF THE WEST 1/2 OF THE SOUTHEAST 3/4 OF THE SOUTHEAST 1/4 OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS AMENDED FROM TIME TO TIME.

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2018 and subsequent years.

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

Permanent Index Number (PIN): 28-17-416-009-1047

Address(es) of Real Estate: 15719 S Peggy Lane, Unit 11, Oak Forest, IL 60452

REAL ESTATE TRANSFER TAX

03-Sep-2019



COUNTY: 46.00
ILLINOIS: 92.00
TOTAL: 138.00

28-17-416-009-1047 | 20190801676004 | 1-289-069-152

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Dated this 30th day of August, 2019

Gregory A. Struck (SEAL)
Gregory A. Struck

Deborah Struck (SEAL)
Deborah Struck

STATE OF ILLINOIS)
)ss.
COUNTY OF WILL)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Gregory A. Struck and Deborah Struck personally known to me to be the same person whose name subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said 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 official seal, this 30 day of August, 2019.



Joanna L Kelch
NOTARY PUBLIC

Commission expires _____

This instrument was prepared by: Albert J. Beaudreau, 11340 W. 159th Street, Orland Park, IL 60467

MAIL TO:

~~Angela Fleming~~ Daniel Farrell
~~15719 S Peggy Lane, Unit 11~~ 4550 W. 103rd St., #202
~~Oak Forest, IL 60452~~ Oak Lawn, IL 60453

SEND SUBSEQUENT TAX BILLS TO:

Angela Fleming
15719 S Peggy Lane, Unit 11
Oak Forest, IL 60452

Property of Cook County Clerk's Office