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20009131950

Doc# 2000913195 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 01/09/2020 11:18 AM PG: 1 OF 3

WARRANTY DEED

Oliver Mamaril
Sara West
3641 S. Hamilton Ave.
Chicago, Illinois 60609

The Grantors, **Oliver Mamaril and Sara West**, a married couple, of 3641 S. Hamilton Ave., in the City of Chicago, County of Cook and State of Illinois, for and in consideration of Ten (\$10.00) Dollars and other good and valuable considerations in hand paid, receipt of which is hereby acknowledged, CONVEY AND WARRANT to:

Oliver Mamaril, Trustee under the Oliver T. Mamaril Trust, u/t/a dated November 19, 2019, and

Sara West, Trustee under the Sara E. West Trust, u/t/a dated November 19, 2019

to hold 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:

LOT 32 AND THE SOUTH 1/2 OF LOT 33 IN BLOCK 4 IN H.H. WALKER'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF ARCHER AVENUE, IN COOK COUNTY, ILLINOIS.

subject to existing taxes, assessments, liens, encumbrances, covenants, conditions, restrictions, rights of way and easements of record.

The Grantors hereby covenant with the Grantees that Grantors are lawfully seized in fee simple of the above granted premises and have good right to convey the same, and that Grantors, and Grantor's heirs, executors and administrators, shall warrant and defend the title unto the Grantee and to Grantee's successors and assigns against all lawful claims whatsoever.

Permanent Index Number: 17-31-314-013-0000

Address of property: 3641 S. Hamilton Ave., Chicago, Illinois 60609

Grantee's Address: 3641 S. Hamilton Ave., Chicago, Illinois 60609

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3
LW

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Dated this 19th day of November, 2019.

Oliver J. Mamaril
Oliver Mamaril

Sara West
Sara West

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub paragraph e, and Cook County Ord. 93-0-27, paragraph 4
Date: November 19, 2019 Signed: [Signature]

STATE OF ILLINOIS)
) SS:
COUNTY OF COOK)

REAL ESTATE TRANSFER TAX	09-Jan-2020
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00 *

17-31-314-013-0000 | 20200101688409 | 1-986-215-264

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



I, the undersigned, hereby certify, that Oliver Mamaril and Sara West personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me in person, and acknowledged that they signed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Dated: November 19, 2019

[Signature]
Notary Public

THIS INSTRUMENT PREPARED BY:
Landon P. Wilson
Prather Ebner LLP
53 W. Jackson Boulevard, Suite 1025
Chicago, IL 60604

SEND SUBSEQUENT TAX BILLS TO:
Oliver Mamaril
Sara West
3641 S. Hamilton Ave.
Chicago, IL 60609

REAL ESTATE TRANSFER TAX	09-Jan-2020
 	COUNTY: 0.00
	ILLINOIS: 0.00
	TOTAL: 0.00

17-31-314-013-0000 | 20200101688409 | 0-723-402-080

OFFICIAL SEAL
KAREN DACHOTA
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 11/23/19

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STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated November 20, 2019

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said London P. Wilson
This 20th day of November, 2019
Notary Public [Handwritten Signature]



The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date November 20, 2019

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me
By the said London P. Wilson
This 20th day of November, 2019
Notary Public [Handwritten Signature]



Note: Any person who knowingly submits a false statement concerning the identity of a **Grantee** shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to **deed** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)