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Doc# 2012803051 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 05/07/2020 09:38 AM Pg: 1 of 3

Dec ID 20200401652995
ST/CO Stamp 0-794-163-424 ST Tax \$292.50 CO Tax \$146.25

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS)

Michael J Shevlin and Linda M Shevlin
759 S Belmont Avenue
Arlington Heights, IL 60005

(The Above Space for Recorder's Use Only)

THE GRANTORS Michael J Shevlin and Linda M Shevlin, husband and wife, of 759 S Belmont Avenue, Arlington Heights, IL 60005 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 Nicholas Alan Balcerak and Jame Mazur, husband and wife, of 306 N Waterman Avenue, Arlington Heights, IL 60004, tenants by the entirety, all right, title, and interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

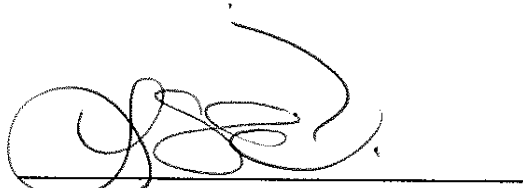
Permanent Index Number(s): 03-30-112-003-0000

Property Address: 824 N Yale Avenue, Arlington Heights, Illinois 60004

SUBJECT TO: Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; 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 the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Dated this 8th day of APRIL, 2020.


Michael J Shevlin


Linda M Shevlin

SP THE 20-002103 DR2

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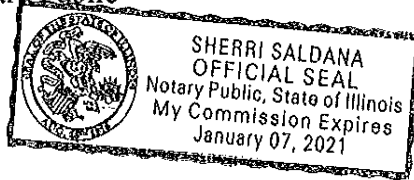
STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michael J Shevlin and Linda M Shevlin personally 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 8 day of April, 2020.

Sherrri Saldana

Notary Public



THIS INSTRUMENT PREPARED BY
Chang Legal, LLC
1990 E. Algonquin Rd., Suite 160
Schaumburg, IL 60173

MAIL TO:

Alan H. Shifrin & Associates, LLC
3315 Algonquin Road
Suite 202
Rolling Meadows, IL 60008

SEND SUBSEQUENT TAX BILLS TO:

Nick Balcerak
824 N Yale Avenue
Arlington Heights, IL 60004

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EXHIBIT A LEGAL DESCRIPTION

Lot 12 in Block 13 in Arlington Park, a Subdivision of the North Half of the Northwest Quarter (except the North 25 feet thereof) of Section 30, Township 42 North, Range 11, East of the Third Principal Meridian, lying Northeasterly of the Northerly line of Right-of-Way of Chicago and Northwestern Railroad Company, in Cook County, Illinois.

Property of Cook County Clerk's Office