

UNOFFICIAL COPY

Doc#: 2015307061 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/01/2020 09:32 AM Pg: 1 of 4

Dec ID 20200501674636
ST/CO Stamp 1-527-813-344 ST Tax \$397.00 CO Tax \$198.50

CHERRY 3/28 MZ

WARRANTY DEED

FIDELITY NATIONAL
TITLE INSURANCE

THE GRANTORS, TIMOTHY J. GRAHAM, married, of the City of Highland Park, IL, JAMES A. GRAHAM, married, of the City of Chicago, IL and LINDA GRAHAM CALECA, married, of the City of Fishers, IN, for and in consideration of Ten and 00/100s DOLLARS, and other good and valuable consideration in hand paid, REIMSES, RELEASES, CONVEYS AND WARRANTS to ANDREW E. STRAUCH and JULIA B. STRAUCH, husband and wife, as Tenants by the Entirety of the City of Chicago, County of Cook, State of Illinois, the following property situated in the County of Cook and State of Illinois, to wit:

LOTS 11 AND 12 IN BLOCK 3 IN LINCOLN AVENUE GARDENS, BEING A SUBDIVISION IN THE NORTH HALF OF THE SOUTH WEST QUARTER OF FRACTIONAL SECTION 35, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDAN, IN COOK COUNTY, ILLINOIS

together with all the appurtenances and privileges thereunto belonging or appertaining thereto.

SUBJECT TO: Easements, covenants and restrictions of record and the real estate taxes for 2019 and subsequent years.

Permanent Real Estate Index Number: 10-35-302-055-0000

Address of Real Estate: 6736 Avers, Lincolnwood, IL 60712

DATED this *27th* day of April, 2020


TIMOTHY J. GRAHAM


JAMES A. GRAHAM

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Linda Graham Caleca
 LINDA GRAHAM CALECA

STATE OF ILLINOIS)
) SS
 COUNTY OF C O O K)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Timothy J. Graham, James A. Graham and Linda Graham Caleca are personally known to me to be the same persons whose names are subscribed to the foregoing instrument and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the use and purpose therein set forth.

Given under my hand and official seal this 27th day of April, 2020.



Daniel H. Brown
 NOTARY PUBLIC

This instrument was prepared by:

Daniel H. Brown
 Attorney at Law
 53 W. Jackson Blvd., Suite 703
 Chicago, IL 60604

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:
 Andrew E. Strauch
 6736 Avers
 Lincolnwood, IL 60712

THIS PROPERTY IS NOT USED FOR HOMESTEAD PURPOSES BY THE GRANTORS AND/OR THEIR SPOUSES.

Daniel H. Brown
 Grantor/Grantor's Attorney

Dated: April 27, 2020

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Property of **Creek County Clerk's Office**

REAL ESTATE TRANSFER TAX

10-35-302-095-0000

20200507674836 | 1-527-813-344

COUNTY: ILLINOIS

TOTAL: 585.50

397.00

188.50

07 MAY 2020



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THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

**VILLAGE OF LINCOLNWOOD
CERTIFICATE OF PAYMENT
OF WATER SERVICE CHARGES AND OTHER MONETARY CHARGES
OWED THE VILLAGE**

The undersigned, Director of Finance or his designee for the Village of Lincolnwood, Cook County, Illinois, certifies that the water service charges, plus penalties for delinquent payments, if any, and other monetary charges owed the Village by the property owner for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Henry and Anne Grims (deceased) by their Heirs at Law (Linda Graham Caleca, James Graham, & Timothy G. Grims)

Mailing Address: 6736 Avers
Lincolnwood, IL 60712

Telephone No.: _____

Attorney or Agent: _____

Telephone No.: _____

Property Address: 6736 Avers
Lincolnwood, IL 60712

Property Index Number (PIN): 10-35-302-055-0000

Water Account Number: 005501-000

Date of Issuance: 05/06/2020

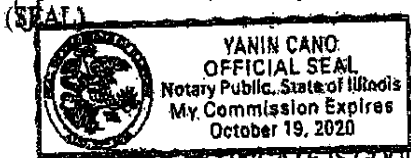
State of Illinois)
County of Cook)

VILLAGE OF LINCOLNWOOD

This instrument was acknowledged before me
05/06/2020, by Yanin Cano

By: Robert J Merkel
Robert Merkel,
Finance Director

Yanin Cano
(Signature of Notary Public)



THIS CERTIFICATE IS GOOD FOR ONLY 20 DAYS AFTER THE DATE OF ISSUANCE,