

5
UNOFFICIAL COPY



**WARRANTY
DEED (ILLINOIS)**

Doc# 2029617083 Fee \$88.00

THE GRANTORS, David D. Lehman and Coreen S. Arnold, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in Consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid,

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/22/2020 02:47 PM PG: 1 OF 3

CONVEYS and WARRANTS to

Craig H. Peters and Fridget L. Peters, husband and wife, of 2126 W. Crystal St., Unit 3, Chicago, Illinois 60622, in fee simple forever, THE GRANTEES, not as joint tenants, not as tenants in common, but as TENANTS BY THE ENTIRETY.

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

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

SUBJECT TO: GENERAL REAL ESTATE TAXES NOT DUE AND PAYABLE AT THE TIME OF CLOSING; COVENANTS, CONDITIONS, AND RESTRICTIONS OF RECORD AND BUILDING LINES AND UTILITY EASEMENTS OF RECORD THAT DO NOT UNDERLIE THE IMPROVEMENTS; PROVIDED THAT NONE OF THE FOREGOING ARE VIOLATED, CONTAIN ANY RIGHT OF REVERTER OR ADVERSELY INTERFERE WITH THE USE AND ENJOYMENT OF THE PROPERTY AS A SINGLE FAMILY RESIDENCE.

Permanent Real Estate Index Number: 14-31-421-031-0000

Address of Real Estate: 1706 W. Wabansia Ave., Chicago, Illinois 60622-1413

Dated the 5th day of SEPTEMBER, 2020

X David D. Lehman
David D. Lehman

X Coreen S. Arnold
Coreen S. Arnold

S
P 3
S
M
SC
E
INT Bm

CTT 20 GSA 7520214 10/25/20

UNOFFICIAL COPY

STATE OF ILLINOIS)
)SS
 COUNTY OF COOK)

I, the undersigned, a notary public in and for the said County, in the State of aforesaid, DO HEREBY CERTIFY that David D. Lehman and Coreen S. Arnold, husband and wife, 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 the said instrument as their free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal the 5th day of SEPTEMBER, 2020.



Rosanne M. Stankowski
 Notary Public
 My Commission Expires: 12-2-22

This instrument was prepared by Justin C. Strane, Shapiro Strane, LLC, 53 W. Jackson Blvd., Ste. 1760, Chicago, IL 60604.

UPON RECORDING RETURN TO:

Debra Yale
 630 Dundee Rd., Suite 220
 Northbrook, IL 60062

SEND SUBSEQUENT TAX BILLS TO:

Craig H. Peters
 1706 W. Wabansia Ave.
 Chicago, IL 60622

REAL ESTATE TRANSFER TAX		24-Sep-2020
	CHICAGO:	7,125.00
	CTA:	2,850.00
	TOTAL:	9,975.00
14-31-421-031-0000 20200901699349 1-257-280-992		

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

REAL ESTATE TRANSFER TAX		24-Sep-2020
	COUNTY:	475.00
	ILLINOIS:	950.00
	TOTAL:	1,425.00
14-31-421-031-0000 20200901699349 1-794-151-904		

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

For informational purposes only, the property is commonly known as:
1706 W. Wabansia Ave., Chicago, Illinois 60622-1413

LOT 92 IN ROSE'S SUBDIVISION OF BLOCK 27 IN SHEFFIELD ADDITION TO CHICAGO OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County
Recorder of Deeds Office

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS