

# UNOFFICIAL COPY

## WARRANTY DEED

Doc#: 2030644226 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 11/03/2020 03:57 PM Pg: 1 of 3

Dec ID 20200501673175  
ST/CO Stamp 0-769-119-456 ST Tax \$190.00 CO Tax \$95.00

### MAIL TO.

DONALD B COLEMAN  
1604 W. MADISON  
MAIL BOX 4  
MAYWOOD, IL 60153

### NAME AND ADDRESS OF TAXPAYER:

DONALD B. COLEMAN  
1604 W MADISON  
MAIL BOX 4  
MAYWOOD, IL 60153

THE GRANTOR(S), Claude E. Brown and Olivia Brown, Husband and Wife, of the Village of Maywood, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS AND 00/00 (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS TO: Donald B. Coleman, of the Village of Maywood, County of Cook, State of Illinois all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

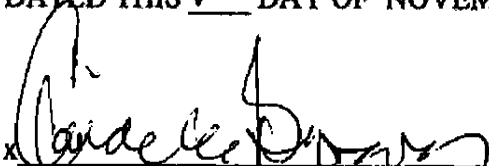
SUBJECT TO: Covenants, conditions and restrictions of record, and General Taxes for years 2018 and subsequent years.


Permanent Index Number(s): 15-15-200-013-0000

Property Address: 1604 W. Madison St., Maywood, IL ~~60517~~ 60153

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

DATED THIS 16 DAY OF NOVEMBER, 2018

  
CLAUDE E. BROWN

x   
OLIVIA BROWN  
VILLAGE

REAL ESTATE TRANSFER TAX

04-May-2020



COUNTY:	95.00
ILLINOIS:	190.00
TOTAL:	285.00

15-15-200-013-0000

| 20200501673175 | 0-769-119-456

 9-30-2020  
Transfer Tax Paid

# UNOFFICIAL COPY

## WARRANTY DEED

STATE OF ILLINOIS        )  
   )SS.  
 COUNTY OF COOK         )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY **Claude E. Brown and Olivia Brown** is/are personally known to me to be the same person(s) whose name(s) appear on the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument, as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notorial seal, this 16 day of November, 2018

*Nancy Nowak Sander*

NOTARY PUBLIC



My commission expires:

NAME and ADDRESS OF PREPARER:  
 ERIC S. SANDER  
 8532 SCHOOL STREET  
 MORTON GROVE, ILLINOIS 60053

Grantee herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of this deed. After this 30 day period, Grantee is further prohibited from conveying the property for a sales price greater than 120 % of the short sale price until 90 days from the date of the deed. These restrictions shall run with the land and are not personal to the Grantee.

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## **EXHIBIT "A"** **Property Description**

**Closing Date:** November 16, 2018

**Buyer(s):** Donald B. Coleman

**Property Address:** 1604 W Madison St., Maywood, IL 60153

**PROPERTY DESCRIPTION:**

THE EAST 11.95 FEET OF LOT 38 AND LOT 37 (EXCEPT THE EAST 23.90 FEET THEREOF) IN CUMMINGS AND FOREMAN REAL ESTATE CORPORATION, MADISON STREET AND 17TH AVENUE SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 15-15-200-013-0000