

# UNOFFICIAL COPY

Doc# 2216521003 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/14/2022 07:08 AM Pg: 1 of 3

**RETURN AFTER RECORDING:**

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\_\_\_\_\_  
\_\_\_\_\_

Dec ID 20220601640622  
ST/CO Stamp 1-224-650-832 ST Tax \$435.00 CO Tax \$217.50

**WARRANTY DEED**  
**Individual to individual**

22311150

GRANTORS, Timothy H. Kocher and Teresa M. Recchia, husband and wife, of the Village of Oak Park, County of Cook and State of Illinois, for and in consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency which is hereby acknowledged, CONVEY, GRANT and WARRANT to the GRANTEE Heather Rysgaard Brauckman, married, the following described real estate situated in the County of Cook, State of Illinois to-wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

SUBJECT TO: Real estate taxes for the second installment of 2021, which are not yet due and payable; conditions, covenants and restrictions of record, building lines and easements of record, so long as it does not interfere with the current use and enjoyment of the property, and hereby waiving the homestead laws of the State of Illinois.

Permanent Index Number: 16-08-119-033-0000

Property Address: 131 N. Harvey<sup>AVE.</sup>, Oak Park, IL 60302

DATED this 2 day of June, 2022.

  
Timothy H. Kocher

  
Teresa M. Recchia

**PRAIRIE TITLE**  
**6821 W. NORTH AVE**  
**OAK PARK, IL 60302**

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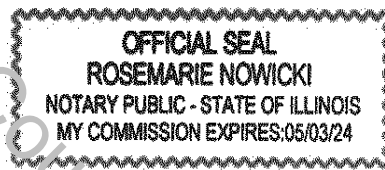
STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that Timothy H. Kocher and Teresa M. Recchia the above named person(s) personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he and she signed sealed and delivered said instrument as his and her free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this 2 day of June, 2022

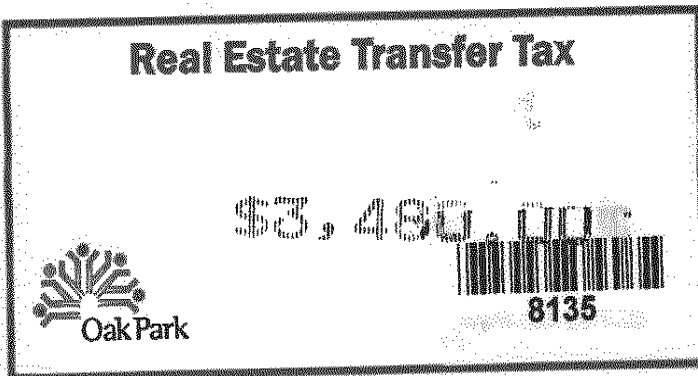


(SEAL)



This document prepared by:  
Jodiann N. Pacer, Esq.  
824 S Scoville  
Oak Park IL 60304

After Recording Mail to  
SEND FUTURE TAX BILLS to: Heather Brauckman  
Brian Harvey  
Oak Park IL 60302



REAL ESTATE TRANSFER TAX

13-Jun-2022



COUNTY: 217.50  
ILLINOIS: 435.00  
TOTAL: 652.50

16-08-119-033-0000

| 20220601640622

| 1-224-650-832

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File No: 2231115

## EXHIBIT "A"

LOT 2 IN RESUBDIVISION OF LOTS 12, 13 AND 14 IN BLOCK 32 IN VILLAGE OF RIDGELAND IN THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 131 N. HARVEY, OAK PARK, IL 60302

PERMANENT INDEX NUMBER: 16-08-119-033-0000

Property of Cook County Clerk's Office

*This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Commonwealth Land Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.*

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