

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY



Doc#: 1322034031 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/08/2013 09:31 AM Pg: 1 of 2

Mail to:
Jerrold Dorn, Esq.
309 W. Washington St.
Ste. 900
Chicago, IL 60606

Name & Address of Taxpayer:
ERICA THOMAS
Janille
21345 KNIGHTBRIDGE COURT
MATTESON, IL 60443

A13-0523ET

(Space for Recorder's Use)

THE GRANTOR(S), BRIAN A. FLIPPIN and RASHAWNE A. TURNER-FLIPPIN, husband and wife, AS TENANTS IN COMMON

of the CITY of MATTESON, County of COOK, State of ILLINOIS
for and in consideration of _____ DOLLARS

and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to
THE GRANTEE(S), ERICA THOMAS, a single person

Janille
(Grantee's Address) 21345 KNIGHTBRIDGE COURT, MATTESON, IL 60443
of the CITY of MATTESON, County of COOK, State of IL

in the form of ownership: _____
all interest in the following described real estate situated in the County of COOK, in the State of Illinois to wit:

PARCEL 1: THE LOT 304 (EXCEPT THE NORTH 83.76 FEET) IN STONERIDGE COURTYARDS OF MATTESON UNIT THREE, BEING A RESUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 21, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NO. 0501339043, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 0600510089 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

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

Permanent Index Number(s): 31-21-402-144-0000

Property Address: 21345 KNIGHTBRIDGE COURT, MATTESON, IL 60443

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Dated this 26 day of July, 2013

(Seal)

(Seal)

Brian A. Flippin (Seal)
BRIAN A. FLIPPIN
Rashawne A. Turner-Flippin (Seal)
RASHAWNE A. TURNER-FLIPPIN

(NOTE: Please type or print names below all signatures.)

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 BRIAN A. FLIPPIN and RASHAWNE A. TURNER-FLIPPIN

personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 26 day of July, 2013

San Juanita Lucio
Notary Public

(Seal)

My commission expires: 06/10/2017



REAL ESTATE TRANSFER	08/05/2013
COOK	\$55.00
ILLINOIS:	\$110.00
TOTAL:	\$165.00
31-21-402-144-0000 20130701607630 0SMSBV	

COOK COUNTY / ILLINOIS TRANSFER STAMP

Name & Address of Preparer:
ANTHONY N PANZICA
ATTORNEY AT LAW
2510 W IRVING PARK ROAD
CHICAGO, IL 60618

or
Exempt under provisions of Paragraph _____
Section 4. Real Estate Transfer Tax Act.
Date: _____

Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).