

UNOFFICIAL COPY

WARRANTY DEED STATUTORY

Doc#: 1808641050 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/27/2018 10:42 AM Pg: 1 of 2

THE GRANTOR RIGHTEOUS OAKS, INC, an Illinois Corporation, of the City of Chicago, County of Cook, and State of Illinois, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, WARRANTS and CONVEYS to SEAN MURPHY *as single man* 637 N. Wells #2504 Chicago IL, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Dec ID 20180301611327
ST/CO Stamp 0-731-558-944 ST Tax \$712.00 CO Tax \$356.00
City Stamp 1-298-785-824 City Tax: \$7,476.00

See attached

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

SUBJECT TO, IF ANY: SUBJECT TO, IF ANY: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Permanent Real Estate Index Number: 13-24-127-020-0000

Address of Real Estate: 3648 N. Sacramento Ave., Chicago, IL 60618

DATED this 5th day of March, 2018.

RIGHTEOUS OAKS, INC,
An Illinois Corporation

BY: [Signature] (SEAL)
Its Secretary, ANTONIA MILLS

REAL ESTATE TRANSFER TAX		05-Mar-2018	
	COUNTY:	CHICAGO:	5,340.00
	ILLINOIS:	CTA:	2,136.00
	TOTAL:		7,476.00 *

13-24-127-020-0000 | 20180301611327 | 1-298-785-824
* Total does not include any applicable penalty or interest due.

STATE OF _____)
) SS.
COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RIGHTEOUS OAKS, INC, by its Secretary, ANTONIA MILLS, 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 signed, sealed and delivered the said instrument as his 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 official seal, this 5th day of March, 2018.



FIDELITY NATIONAL TITLE PH18003617
171

[Signature]
NOTARY PUBLIC

This Instrument was prepared by: Antonia L. Mills, Attorney at Law, 1343 W. Irving Park Rd, #13322, Chicago, IL 60613

MAIL TO:

Jennifer Goldstone
Shaw Fishman, Lant & Tabin LLC
321 N. Clark St. #800
Chicago IL 60654

SEND SUBSEQUENT TAX BILLS TO:

Sean Murphy
3648 N. Sacramento
Chicago IL 60612

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LEGAL DESCRIPTION

THE SOUTH 10 FEET OF LOT 45 AND THE NORTH 20 FEET OF LOT 44 IN BLOCK 8 IN SUBDIVISION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office