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Doc#. 1830649158 Fee: \$52.00

Karen A. Yarbrough

Cook County Recorder of Deeds
Date: 11/02/2018 01:27 PM Pg: 1 of 3

Dec ID 20181001616738

ST/CO Stamp 1-462-598-816 ST Tax \$5.00 CO Tax \$2.50

City Stamp 1-626-604-192 City Tax: \$52.50

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Jenean D. Simmons 9730 S Harvard Ave Chicago, IL 60628

(The Above Space for Recorder's Use Only)

THE GRANTOR Jenean D. Signrons a married woman for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Ion Abney of PO Box 607411, Chicago, IL 60660, , the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 20-11-105-065-0000

Property Address: 4812 S. Drexel Blvd, Unit A, Chicago, 11, 60615

This is not a homestead property

SUBJECT TO: Covenants, conditions and restrictions of record, private and utility easements and roads and highways, general taxes for the year 2018 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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

Dated this 26 day of 0et, 2018.

Jenean D. Simmons

 REAL ESTATE TRANSFER TAX
 02-Nov-2018

 COUNTY:
 2.50

 ILLINOIS:
 5.00

 TOTAL:
 7.50

 20-11-105-065-0000
 20181001616738
 1-462-598-816

PIDEETTY NATIONAL 'TITLE

 REAL ESTATE TRANSFER TAX
 02-Nov-2018

 CHICAGO:
 37.50

 CTA:
 15.00

 TOTAL:
 52.50 *

 20-11-105-065-0000
 20181001616738
 1-626-604-192

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

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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, CERTIFY THAT Jenean D. Simmons 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 signed, sealed and delivered in the instrument as free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Giver, under my hand and notarial seal, this 25th day of Oct, 2018.

OF FILE ACTEAL*
CLAUCIAL GIRAC OPENA
NOTAR / FIBLIC, STATES ULTINOIS
NY COMMISSION EXPIRES 1/2020

Notary Public

"OFFICIAL SEAL"
CLAUDIAL. GIRALDO-PENA
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES 3/2/2020

THIS INSTRUMENT PREPARED BY Fenceroy Law Office 3047 N Lincoln Ave, 400 Chicago, IL 60657

MAIL TO:

PO Box 607411 Chicago, IL, 60660 SEND SUBSEQUENT TAX BILLS TO:

SOM OFFICE

Ibn Abney 4812 S. Drexel Bixd Unit A Chicago, IL 60615

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EXHIBIT A LEGAL DESCRIPTION

THE SOUTH 16.33 FEET OF THE NORTH 244.0 FEET OF THE EAST 300.00 FEET OF THAT PART OF LOTS 1, 2, 3, 21 AND 22 TOGETHER WITH THE VACATED NORTH AND SOUTH AND EAST AND WEST ALLEYS BETWEEN SAID LOTS 1, 2, 3, 21 AND 22 (ALL TAKEN AS A TRACT) IN GRIGG'S SUBDIVISION OF BLOCK 3 IN DREXEL AND SMITH'S SUBDIVISION OF

THE WEST 1/2 OF THE NORTHWEST 1/4 AND THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF A LINE RUNNING AT RIGHT ANGLES 10 THE NORTH LINE OF SAID TRACT FROM A POINT IN THE SAID WEST RAC THE SC.

OF COOK COUNTY CLOTH'S OFFICE LINE OF SAID TRACT 25.0 FEET WEST OF THE ORTHEAST CORNER OF SAID TRACT TO A POINT IN THE SOUTH LINE OF SAID TRACT; IN COOK COUNTY, ILLINOIS.