

UNOFFICIAL COPY

Warranty Deed
19-60155

Doc#: 1908749124 Fee: \$54.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/28/2019 01:14 PM Pg: 1 of 4

Dec ID 20190301633584
ST/CO Stamp 0-862-649-760 ST Tax \$309.00 CO Tax \$154.50
City Stamp 0-851-393-952 City Tax: \$3,244.50

Above Space for Recorder's Use Only

THE GRANTORS, **Paul Andrew Denham**, a married man, of the City of Chicago, State of Illinois, and **Donald Chester Denham and Janice Mary Denham**, husband and wife, of the City of KIRKWOOD, state of MISSOURI, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO GRANTEEES, **Aaron Brown and Bridget Janso**, Single woman; Single man, of the City of Chicago, State of Illinois, not as tenants in common but as joint tenants, the following described Real Estate situated in the City of Chicago, County of Cook, State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

SUBJECT TO: General real estate taxes for 2019 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any; and public and utility easements;

THIS IS NOT HOMESTEAD PROPERTY.

Permanent Real Estate Tax Number: 13-10-314-008-0000

Address of Real Estate: 4956 N. Kilbourn Avenue, Chicago, IL 60630

Dated: March 15th, 2019



Paul Andrew Denham



Donald Chester Denham



Janice Mary Denham

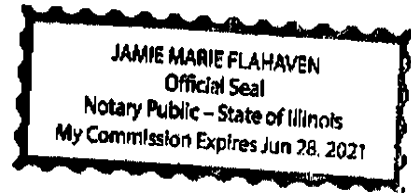
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STATE OF ILLINOIS)
)
COUNTY OF COOK) SS

I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY that **PAUL ANDREW DENHAM**, personally known to me to be the same individual whose name is subscribed to the foregoing instrument, appeared before me this 15 day of MARCH, 2019, 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 on 3/15, 2019:

Jamie Marie Flahaven
Notary Public
My Commission expires: 6/28/21



Property & County Clerk's Office

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STATE OF Missouri)

COUNTY OF Saint Louis)

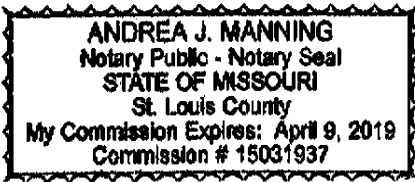
SS

I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY that DONALD CHESTER DENHAM AND JANICE MARY DENHAM, personally known to me to be the same individuals whose names are subscribed to the foregoing instrument, appeared before me this 15th day of March, 2019, in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal on March 15th, 2019:

Andrea J. Manning
Notary Public

My Commission expires: 04/09/2019



Prepared By:

Collins & Burton, Ltd.
1300 W. Belmont Ave., Ste. 405
Chicago, Illinois 60657

After Recording Return to:

SULLIVAN HENCKES & CONWAY / csm

120 W. 22nd ST., STE. 100

OAK BROOK, IL 60523

Send Subsequent Tax Bills to:

Aaron Brown and Bridget Janso

St. Louis County Clerk's Office

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Exhibit A

Legal Description

LOT 8 (EXCEPT THE NORTH 5 FEET THEREOF) IN WILLIAM H. BRITIGAN'S LAWRENCE AVENUE RESUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 10, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office
