

**UNOFFICIAL COPY**

**WARRANTY DEED**

**Illinois Statutory**

**MAIL TO:**

**James A. Marino, PC  
Attorney At Law  
5521 N. Cumberland Ave, Suite 1109  
Chicago, IL 60656**

Doc#: 1920646139 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 07/25/2019 11:17 AM Pg: 1 of 2

Dec ID 20190701635620  
ST/CO Stamp 1-071-975-520 ST Tax \$1,103.50 CO Tax \$551.75  
City Stamp 0-535-104-608 City Tax: \$11,586.75

**NAME AND ADDRESS OF  
TAXPAYER:**

**Westford Development, LLC  
5558 West Edmunds  
Chicago, IL 60630**

**RECORDER'S STAMP**

**THE GRANTOR(S) Judith Williams n/k/a Judith Williams Nitka, a single woman, of 3305 North Hamilton Avenue, Chicago, Illinois, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable considerations in hand paid, CONVEY AND WARRANT to: WESTFORD DEVELOPMENT, LLC, a Limited Liability Company, organized under the laws of the State of Illinois, whose address is 5558 West Edmunds, Chicago, Illinois, all interest in the following described Real Estate in the County of Cook, in the State of Illinois, to wit:**

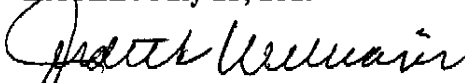
**LOTS 26 AND 27 IN BLOCK 14 IN C. T. YERLES SUBDIVISION OF BLOCKS 33 TO 36, 41 TO 44 IN SUBDIVISION OF THE SOUTH WEST 1/4 OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**


**Permanent Index Number(s): 14-19-321-024-0000  
Property Address: 3305 North Hamilton Avenue, Chicago, IL 60618**

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

**SUBJECT TO: general real estate taxes not due and payable at the time of Closing; 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.**

**DATED: July 23, 2019**

  
\_\_\_\_\_  
Judith Williams (SEAL)

  
\_\_\_\_\_  
Judith Williams Nitka (SEAL)

**FIRST AMERICAN TITLE  
FILE # 2566196**

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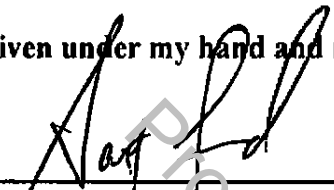
STATE OF ILLINOIS

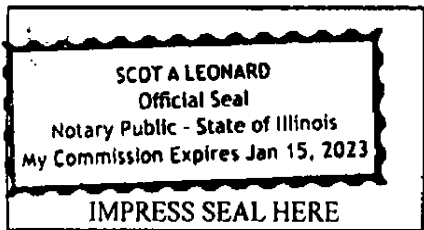
)  
) ss.  
)

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT Judith Williams n/k/a Judith Williams Nitka, a single woman, of 3305 North Hamilton Avenue, Chicago, Illinois, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they/he/she signed, sealed and delivered the said instrument as their/his/her 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 23rd day of July, 2019.

  
\_\_\_\_\_  
Notary Public



**NAME AND ADDRESS OF PREPARER:**

Scot A. Leonard  
Attorney At Law  
800 E. Northwest Hwy., #210  
Palatine, IL 60074

Property of Cook County Clerk's Office