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19219120350

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Doc# 1921912035 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 08/07/2019 11:04 AM PG: 1 OF 2

FIRST AMERICAN TITLE
FILE # 2977725

Preparer File: Phillips 213066
FATIC No.: 2977725

THE GRANTOR(S) Emilia Phillips, a married woman of the Village of Arlington Heights, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Mariana Hanson, widow, of 617 Forest Avenue Mt. Prospect, IL 60056 of the County of Cook, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

LOT 21 IN BLOCK 2 IN PROSPECT MANOR, BEING A SUBDIVISION OF PART OF THE SOUTH 3/4 OF THE WEST 1/2 OF THE WEST 1/2 OF SECTION 34, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; and building lines and easements, if any; general real estate taxes not due and payable at the time of closing

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

Permanent Real Estate Index Number(s): 03-34-118-002-0000

Address(es) of Real Estate: 519 North Prospect Manor Avenue
Mt. Prospect, IL 60056

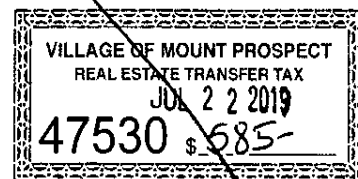
Dated this 18th day of July, 2019

Emilia Phillips

Emilia Phillips

Daniel Phillips

Daniel Phillips, only for purposes of waiving any Homestead rights which he may have



SY
P
S
M
SC
E
INT

REAL ESTATE TRANSFER TAX		05-Aug-2019
COUNTY:		97.50
ILLINOIS:		195.00
TOTAL:		292.50

03-34-118-002-0000 | 20190701624203 | 2-092-850-272



First American
Title Insurance Company

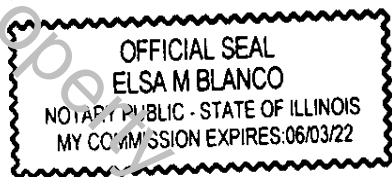
Warranty Deed - Individual

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STATE OF ILLINOIS, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Emilia Phillips and Daniel Phillips, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day 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 this 18th day of July, 20 19.



Elsa M Blanco
Notary Public

Prepared by:
Dickler, Kahn, Slowikowski and Zavell, LTD.
85 West Algonquin Road Suite 420
Arlington Heights, IL 60005

Mail to:
Alena Jotkus
222 South Riverside Plaza #2100
Chicago, IL 60606

Name and Address of Taxpayer:
Mariana Hanson
519 North Prospect Manor Avenue
Mt. Prospect, IL 60056

Property of Cook County Clerk's Office

