

UNOFFICIAL COPY

Doc#: 1923257062 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/20/2019 09:26 AM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY

Mail To:

Matthew McCabe + Sarah McCabe
2852 W. Fletcher St.
Chicago, IL 60618

Name & Address of Taxpayer:

Matthew McCabe and Sarah McCabe

2852 W. Fletcher Street

Chicago, IL, 60618

Dec ID 20190801656479
ST/CO Stamp 0-545-047-136 ST Tax \$689.00 CO Tax \$344.50
City Stamp 0-953-074-272 City Tax: \$7,234.50

THE GRANTOR(S) Matthew Kasprzak, married to Kathryn Ilene Kasprzak*, of 2852 W. Fletcher Street, Chicago, State of Illinois, 60618, 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 Matthew McCabe and Sarah McCabe, ~~husband + wife~~,

(BUYER'S ATTORNEY OR BUYER: CHECK APPLICABLE AND STRIKE ALL OTHERS)

~~Individually~~

~~as Tenants in Common~~

~~as Joint Tenants~~

not as joint tenants, nor tenants in common, but as Tenants by the Entirety

Whose address is 3052 W. Palmer St, Chicago, State of Illinois 60647, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED AS EXHIBIT A

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

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing

Permanent Real Estate Index Number: 13-25-104-024-0000 and 13-25-104-041-0000

Address of Real Estate: 2852 W. Fletcher Street, Chicago, IL, 60618

19 GNW 024, 134 WC
18 2 NW

Chicago Title

UNOFFICIAL COPY

Dated this 5th day of August, 20 19.

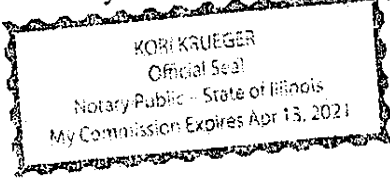
Matthew Kasprzak
Matthew Kasprzak

*Kathryn Ilene Kasprzak, Signing for the Sole Purpose of Waiving Homestead Rights

STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Matthew Kasprzak**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/ 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 5th day of August, 20 19.

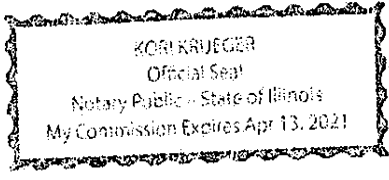


Kori Krueger (Notary Public)

STATE OF ILLINOIS, COUNTY OF DuPage ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Kathryn Ilene Kasprzak**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/ 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 5th day of August, 20 19.



Kori Krueger (Notary Public)

Prepared by: *Hawbecker and Garver, LLC, 26 Blaine Street, Hinsdale, IL 60521*

UNOFFICIAL COPY

Exhibit A

LOT 31 (EXCEPT THE WEST 20 FEET THEREOF) AND ALL OF LOT 32 IN BLOCK 1 IN S.E. GROSS'S NORTHWEST ADDITION TO CHICAGO IN THE NORTHEAST ¼ OF SECTION 25, TOWNSHIP 40 NORTH RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office