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Doc#: 1929122009 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/18/2019 09:31 AM Pg: 1 of 2

Dec ID 20191001612222
ST/CO Stamp 1-488-582-240 ST Tax \$300.00 CO Tax \$150.00
City Stamp 0-882-603-616 City Tax: \$3,150.00

WARRANTY DEED Statutory (Illinois)

Mail to:

Insurance Advocates
71W Washington St, Sk 2110
Chicago IL 60661

Name & address of taxpayer:

Tristan Jardee
2951 N. Harding,
Chicago, IL 60657

THE GRANTOR(S) Karen S. Duca of the City of Chicago, County of Cook and State of Illinois, for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid.

CONVEY AND WARRANT to Tristan Jardee and Valerie Strohm, husband and wife AS TENANCY BY ENTIRETY of 3817 W. Wrightwood Avenue, Chicago, IL 60647 an interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 26 IN THE SUBDIVISION OF THE NORTH HALF OF THE NORTH HALF OF LOT 15 IN DAVLIN, KELLY AND CARROLL'S SUBDIVISION OF THE NORTHWEST QUARTER OF SECTION 26 TOWNSHIP 40 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

Subject to the real estate taxes not yet due or payable and subsequent years covenants, conditions, restrictions, and special assessments confirmed after the date of the contract, if any, easements of record, building lines, zoning ordinances, public right of ways for roads and highways.

Permanent index number(s) 13-26-119-004-0000

Property address: 2951 N. Harding Avenue, Chicago, IL 60657

DATED this 8 day of Oct, 2019.

FIDELITY NATIONAL TITLE 2019021905
162
Cook County Clerk's Office

Karen S. Duca
Karen S. Duca

REAL ESTATE TRANSFER TAX	11-Oct-2019
CHICAGO:	2,250.00
CTA:	800.00
TOTAL:	3,150.00 *

13-26-119-004-0000 | 20191001612222 | 0-882-603-616
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	11-Oct-2019
COUNTY:	150.00
ILLINOIS:	300.00
TOTAL:	450.00

13-26-119-004-0000 | 20191001612222 | 1-488-582-240

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WARRANTY DEED Statutory (Illinois)

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Karen S. Duca



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 the person(s) acknowledged that the person(s) signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 8th day of October, 2019.

Commission expires: 01/20/2022 _____
Notary Public



Recorder's Office Box No.

NAME AND ADDRESS OF PREPARER:

Thomas C. Magarian
The Law Offices of Thomas C. Magarian, P.C.
2623 W Winnemac Ave
Suite # 100
Chicago, IL 60625

Cook County Clerk's Office