

UNOFFICIAL COPY



Chicago Title Insurance Company

Warranty DEED ILLINOIS STATUTORY

Chicago Title 1/2
196NW550700NB

Doc#: 1935815156 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 12/24/2019 01:36 PM Pg: 1 of 2

Dec ID 20191201667740
ST/CO Stamp 0-713-520-480 ST Tax \$336.00 CO Tax \$168.00
City Stamp 2-017-125-728 City Tax: \$3,528.00

THE GRANTOR(S), James F. Sweeney, married to Dolores Sweeney, of 4123 N. Sacramento Ave., Chicago, IL 60618, for and in consideration of Ten and no/100 Dollars (\$10.00) and other good and valuable considerations in hand paid, convey(s) and warrant(s) to John D. Colbert and Kathleen A. Nelson, husband and wife of Chicago, IL, to have and to hold, not as Tenants in Common, not as Joint Tenants, but by Tenants by the Entirety, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:



Colbert


LOT 34 AND THE SOUTH 1/2 OF LOT 35 IN BLOCK 12 IN ROSE PARK, A SUBDIVISION OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of records, special taxes or assessments for improvements not yet completed, any confirmed special tax or assessment, general taxes for 2019 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years.

Permanent Real Estate Index Number(s): 13-13-320-010-0000

Address of Real Estate: 4123 N. Sacramento Ave., Chicago, IL 60618

REAL ESTATE TRANSFER TAX		20-Dec-2019
	COUNTY:	168.00
	ILLINOIS:	336.00
	TOTAL:	504.00
13-13-320-010-0000 20191201667740 0-713-520-480		

REAL ESTATE TRANSFER TAX		20-Dec-2019
	CHICAGO:	2,520.00
	CTA:	1,008.00
	TOTAL:	3,528.00*
13-13-320-010-0000 20191201667740 2-017-125-728		

* Total does not include any applicable penalty or interest due.

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Dated this 6th day of November 2019.

X [Signature]
James F. Sweeney

[Signature]
Dolores Sweeney, for the sole purpose of
waiving and releasing any and all
homestead rights

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **James F. Sweeney, married to Dolores Sweeney**, personally known to me to be the 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 her/his/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 10th day of November, 2019.

[Signature]
(Notary Public)

Prepared By:
MORTON RUBIN
Attorney at Law
3330 Dundee Rd., Suite C-4
Northbrook, IL 60062



After Recording Mail To:
JOHN COLBERT
1925 W. IRVING PARK Rd.
Chicago, IL 60613

Name and Address of Taxpayer:
John Colbert and Kathleen Nelson
4123 N. Sacramento Ave., Chicago, IL 60618