

UNOFFICIAL COPY

WARRANTY DEED

THE GRANTORS, TIMOTHY R. HICKSON and DIANA T. HICKSON, husband and wife,



Doc# 2002306018 Fee \$88.00
RHSP FEE:\$9.00 RPRF FEE: \$1.00
EDWARD M. HOODY
COOK COUNTY RECORDER OF DEEDS
DATE: 01/23/2020 10:10 AM PG: 1 OF 3

of the City of Chicago, County of Cook, State of Illinois for the consideration of One Dollar (\$1.00) and other good and valuable consideration paid, to the grantee in hand paid, CONVEY and WARRANTY to **TIMOTHY R. HICKSON or DIANA T. HICKSON, not individually but as trustees of the TIMOTHY R. HICKSON AND DIANA T. HICKSON LIVING TRUST dated January 17, 2020**, 3749 N. Normandy Ave., Chicago, Illinois, all interest in the following described real estate situated in Cook County, State of Illinois to wit:

Lot 17 in Pontarelli Builders Subdivision, Unit 2, being a Subdivision in the Northeast Quarter of Section 19, Township 40 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Real Estate Index Number(s): 13-19-207-055-0000

Address(es) of Real Estate: 3749 N. Normandy Ave., Chicago, Illinois 60634

Dated this 17th day of Jan., 2020

Timothy R. Hickson
TIMOTHY R. HICKSON
Diana T. Hickson
DIANA T. HICKSON

S Y
P 3/58
S —
M —
SC Y
E —
INT #

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 TIMOTHY R. HICKSON and DIANA T. HICKSON, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that grantors signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 17th day of Jan., 2020



Shannon M Heilman
Notary Public

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This instrument was prepared by Shannon M. Heilman, Attorney-at-Law, Joseph A. La Zara & Assoc., 7246 W. Touhy Ave., Chicago, Illinois 60631

Mail to: TIMOTHY R. HICKSON and DIANA T. HICKSON, 3749 N. Normandy Ave., Chicago, Illinois 60634.

or Recorder's Office Box No. _____


Send Subsequent Tax Bills To: TIMOTHY R. HICKSON and DIANA T. HICKSON , 3749 N. Normandy Ave., Chicago, Illinois 60634.

COUNTY - ILLINOIS TRANSFER STAMPS

Exempt Under Provision of
Paragraph e Section 4,
Real Estate Transfer Act
Date: 1-17-2020



Prepared By:
Shannon M. Heilman
7246 W. Touhy Ave.
Chicago, Illinois 60631

Signature: Shannon M. Heilman

REAL ESTATE TRANSFER TAX		23-Jan-2020
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

13-19-207-055-0000 | 20200101698684 | 0-041-438-048

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

REAL ESTATE TRANSFER TAX		23-Jan-2020
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

13-19-207-055-0000 | 20200101698684 | 1-331-252-064

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent, affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois Corporation or foreign Corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: Jan. 17, 2020

Signature(s): [Handwritten Signature]
[Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me this 17 day of JAN., 2020

[Handwritten Signature]
Notary Public



The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois Corporation or foreign Corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: Jan. 17, 2020

Signature(s): [Handwritten Signature]
[Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me this 17 day of Jan., 2020

[Handwritten Signature]
Notary Public



Note: any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a class C misdemeanor of the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act).