

UNOFFICIAL COPY

Doc#. 2006608163 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 03/06/2020 11:50 AM Pg: 1 of 2

Dec ID 20200201628614
ST/CO Stamp 1-237-744-480 ST Tax \$485.00 CO Tax \$242.50
City Stamp 0-526-896-992 City Tax: \$5,092.50

**WARRANTY DEED
ILLINOIS STATUTORY
Individual**

THE GRANTOR(S), **Ralene A. Lester**, a single woman, of the City of Sioux Falls, State of South Dakota, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **Samantha Patrick and Robert Welch**, wife and husband, of 2701 W. Augusta Blvd., Apt 3F, Chicago, Illinois 60647, not as joint tenants nor tenants in common, but as TENANTS BY THE ENTIRETY, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 23 IN CRAWFORD SQUARE, BEING A RESUBDIVISION OF BLOCKS 3, 4, AND 5 IN GRANDVIEW, BEING A RESUBDIVISION OF BLOCKS 1, 2 AND 3 OF K.K. JONES SUBDIVISION IN THE SOUTH WEST QUARTER OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, 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; condominium declaration and bylaws; and General taxes for the year 2018 and subsequent years;

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): 13-23-320-017-0000

Address(es) of Real Estate: 3309 N. Avers Ave, Chicago, IL 60618


Dated this 13th day of February, 2020.

x Ralene Lester
Ralene A. Lester

FIDELITY NATIONAL TITLE



CH20001420

1/2

REAL ESTATE TRANSFER TAX	03-Mar-2020
	CHICAGO: 3,637.50
	CTA: 1,455.00
	TOTAL: 5,092.50 *

13-23-320-017-0000 | 20200201628614 | 0-526-896-992

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

REAL ESTATE TRANSFER TAX	03-Mar-2020
 	COUNTY: 242.50
	ILLINOIS: 485.00
	TOTAL: 727.50

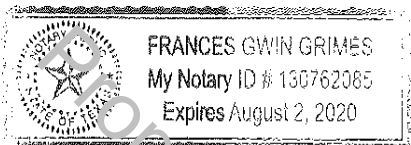
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STATE OF Texas, COUNTY OF T. J. Davis SS.

I the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Ralene A. Lester**, personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 13th day of February, 20 20.



Frances Gwin Grimes (Notary Public)

Prepared by:

Richard A. Duffin
Duffin & Dore, LLC
1900 Ravinia
Orland Park, IL 60462

Mall to:

X Kozar Law Office
105 S Adell Place
Elmhurst, IL 60126

Name and Address of Taxpayer:

X Sumatira Partridge and Robert Welch
3309 N Avers Ave
Chicago, IL 60618