

UNOFFICIAL COPY

Doc#: 2010507116 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/14/2020 09:56 AM Pg: 1 of 2

Dec ID 20200301642098
ST/CO Stamp 1-877-958-880 ST Tax \$203.00 CO Tax \$101.50

WARRANTY DEED

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

File No: 20111103 ^{1/2}

a single woman a single man

THIS INDENTURE WITNESSETH, that the Grantor(s), Maria M. Nava and Gabriel Miller, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) to Matthew Stevens, an unmarried man and Madison Metzger, an unmarried woman, of 10601 S Whipple St., Chicago, Illinois 60655 not in Tenancy in Common but in Joint Tenancy the following described real estate, to-wit:

LOTS 1 AND 2 IN BLOCK 30 IN MINNICK'S OAK LAWN SUBDIVISION OF THE NORTHWEST 1/4 AND THE WEST 20 ACRES OF THE NORTHEAST 1/4 (EXCEPT THE NORTH 699.94 FEET OF THE EAST 696 FEET THEREOF) IN SECTION 9, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 24-09-126-051-0000 & 052-24-09-126-052-0000
Address of Real Estate: 5421 Franklin Ave, Oak Lawn, IL 60453


Subject to the following restrictions: a) all taxes and special assessments for the year 2019 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

TO HAVE AND TO HOLD said premises unto the Grantees forever, Not as Tenants in Common, Not By Tenancy By the Entirety, But As Joint Tenants

Dated this 10th Day of March, 2020



MARIA M. NAVA





GABRIEL MILLER

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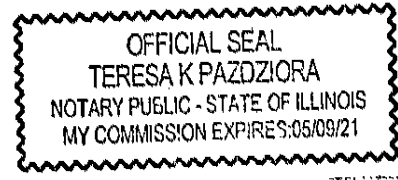
STATE OF ILLINOIS)
COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, **Maria M. Nava and Gabriel Miller**, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument; as having executed the same, 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 Notarial Seal this 10TH day of March, 2020.

REAL ESTATE TRANSFER TAX		03-Apr-2020
	COUNTY:	101.50
	ILLINOIS:	203.00
TOTAL:		304.50
24-09-126-051-0000 20200301642098 1-877-958-880		

Teresa K Pazdziora
Notary Public



This Instrument was prepared by:
Zbigniew S. Kois
7163 West 84th Street
Burbank IL 60459

Future Tax Bills to:

MATTHEW STEVENS
MADISON METZGER
5421 FRANKLIN AVE
OAK LAWN, IL 60453

After recording return document to:

MATTHEW STEVENS
MADISON METZGER
5421 FRANKLIN AVE
OAK LAWN, IL 60453

Village of Oak Lawn	Real Estate Transfer Tax	\$500	04220
Village of Oak Lawn	Real Estate Transfer Tax	\$500	04221
Village of Oak Lawn	Real Estate Transfer Tax	\$10	02490
Village of Oak Lawn	Real Estate Transfer Tax	\$5	01799