

# UNOFFICIAL COPY

## WARRANTY DEED

### Mail to:

**Richard W. Laubenstein  
DiMonte & Lizak LLC  
216 Higgings Road  
Park Ridge, IL. 60068**

Doc#. 2027634080 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/02/2020 10:10 AM Pg: 1 of 3

Dec ID 20200801656621  
ST/CO Stamp 1-204-748-768 ST Tax \$382.50 CO Tax \$191.25  
City Stamp 1-890-050-528 City Tax: \$4,016.25

### Mail Tax Bill to:

**Kevin Ledford  
Sara Baar-Ledford  
3418 N. Ottawa Ave.  
Chicago, Illinois 60634**

The Grantor, **BRIAN C. EISENHAUER, a Single Man, in FEE SIMPLE**, of the County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid,

**CONVEYS and WARRANTS to KEVIN LEDFORD and SARA BAAR-LEDFORD, husband and wife, not as Tenants in Common, not as Joint Tenants, but as TENANTS BY THE ENTIRETY**, of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

**LOT 6 IN BLOCK 6 IN GAUNTLETT AND KLOBES BELMONT HEIGHTS ADDITION BEING A SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 24, SOUTH OF INDIAN BOUNDARY LINE, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**Permanent Real Estate Index Number: 12-24-314-035-0000**

**Property Address: 3418 N. Ottawa Ave.  
Chicago, Illinois 60634**

Subject only to: General Real Estate taxes not yet due or payable; Covenants, conditions and restrictions of record.

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 as TENANTS BY THE ENTIRETY, forever.

Dated this 10<sup>th</sup> day of August, 2020.

A20-3685 WV

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**BRIAN C. EISENHAUER**

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **BRIAN C. EISENHAUER**, whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 10<sup>th</sup> day of August, 2020.

  
\_\_\_\_\_  
Notary Public


(SEAL)

My Commission Expires: 04-25-21





Prepared by:

**JOHN TREPEL & ASSOCIATES, LLC.**  
5844 W. Irving Park Road  
Chicago, IL. 60634

REAL ESTATE TRANSFER TAX	14-Aug-2020
	CHICAGO: 2,868.75
	CTA: 1,147.50
	TOTAL: 4,016.25 *

12-24-314-035-0000 | 20200801656621 | 1-89C-050-528

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

REAL ESTATE TRANSFER TAX	14-Aug-2020
 	COUNTY: 191.25
	ILLINOIS: 382.50
	TOTAL: 573.75

2-24-314-035-0000 | 20200801656621 | 1-204-748-768

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## Legal Description

LOT 6 IN BLOCK 6 IN GAUNTLETT AND KLODE'S BELMONT HEIGHTS ADDITION BEING A SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 24, SOUTH OF INDIAN BOUNDARY LINE, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address:  
3418 N. Ottawa *Ave*  
Chicago, IL 60634

Pin: 12-24-314-035-0000

Property of Cook County Clerk's Office