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**Warranty Deed
Statutory (ILLINOIS)**

Doc#: 2029262308 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/20/2020 03:19 PM Pg: 1 of 3

Dec ID 20200901683879
ST/CO Stamp 0-257-403-360 ST Tax \$475.00 CO Tax \$237.50
City Stamp 2-002-233-824 City Tax: \$4,987.50

FIRST AMERICAN TITLE
FILE # 3047014

Above Space for Recorder's Use Only

THE GRANTORS, Michael F. Sheahan and Marianne Sheahan, in consideration of TEN AND NO/100 DOLLARS (\$10.00), in hand paid, CONVEY and WARRANT to Daniel Pfandler and Elyse Pfandler, as TENANTS BY THE ENTIRETY not as tenants in common and not as joint tenants, the following described real estate located in Cook County, Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, if any.

SUBJECT TO: General taxes not yet due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the real estate; terms, covenants, and conditions of the declaration and all amendments thereto; public and utility easements including any easements established by or implied from the declaration or amendments thereto; party wall rights and agreements

Permanent Index Number (PIN): 25-06-422-003-0000

Address of Real Estate: 9417 South Winchester Avenue, Chicago, IL 60643

REMAINDER OF DOCUMENT INTENTIONALLY LEFT BLANK

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Dated this 1st day of September, 2020.


Michael Sheahan (SEAL)
Michael F. Sheahan

Marianne Sheahan (SEAL)
Marianne Sheahan

State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael F. Sheahan and Marianne Sheahan, 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 they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead, if any.

Given under my hand and official seal, this 1st day of September, 2020.

Commission expires 

Isabella G. Rafinska
NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY: John D. Colbert, Attorney at Law, 1925 W. Irving Park Road, Chicago, Illinois 60613 – 773-435-0173

SEND SUBSEQUENT TAX BILLS TO:

DAN PFANDLER
9417 S. WINCHESTER AVE.
CHICAGO, ILLINOIS 60643

Upon recording mail to:

DAN PFANDLER
9417 S. WINCHESTER AVE.
CHICAGO, ILLINOIS 60643

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EXHIBIT "A"

THE SOUTH 1/2 OF LOT 51 IN LONGWOOD SUBDIVISION IN THE SOUTH EAST 1/4 OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 18, 1889 AS DOCUMENT NUMBER 1052338 IN BOOK 32 OF PLATS PAGE 37, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office