

# UNOFFICIAL COPY



Chicago Title Insurance Company

## WARRANTY DEED ILLINOIS STATUTORY JOINT TENANTS

Doc#: 2030644104 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 11/03/2020 11:50 AM Pg: 1 of 2

Dec ID 20200901600065  
ST/CO Stamp 0-842-356-192 ST Tax \$172.00 CO Tax \$86.00

THE GRANTOR(S), Joseph Benoit, bachelor, of the Village of Homewood, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Samantha Rutkowski and Brian Lyons, <sup>Michael</sup> not as tenants in common, but as joint tenants, (GRANTEE'S ADDRESS) 16470 Brecken Lane, Oak Forest, Illinois 60452 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*\* an unmarried woman \* \* an unmarried man*

THE WEST 1/2 OF LOT 34 IN ROBERTSON AND YOUNG'S SUBDIVISION OF THAT PART OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF HOMEWOOD AND THORNTON ROADS AND ALSO THE SOUTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

*Bu 2015 2159 162*

**SUBJECT TO:** Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing;

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 not as tenants in common, but as joint tenants forever.

Permanent Real Estate Index Number(s): 29-31-416-033-0000  
Address(es) of Real Estate: 1642 183rd St., Homewood, Illinois 60430

Dated this 18 day of September, 2020

Joseph Benoit

### REAL ESTATE TRANSFER TAX

01-Oct-2020



COUNTY:	86.00
ILLINOIS:	172.00
TOTAL:	258.00

29-31-416-033-0000 | 20200901600065 | 0-842-356-192

Jard & Warner Title Services, Inc.  
475 North Martingale  
Suite 120  
Schaumburg, IL 60173

**UNOFFICIAL COPY**STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Joseph Benoit, bachelor, personally known to me to be the same person(s) whose name(s) 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.

Given under my hand and official seal, this 18 day of September, 2020

Margaret M Hayes (Notary Public)

MARGARET M. HAYES  
Official Seal  
Notary Public - State of Illinois  
My Commission Expires Jul 14, 2021

**Prepared By:** William P. Butcher  
2044 Ridge Road  
Homewood, Illinois 60430

**Mail To:**

Tom Tozer  
1820 Ridge Road (10)  
Homewood, Illinois 60430

**Name & Address of Taxpayer:**

Samantha Rutkowski and Brian Lyons  
1642 183rd St.  
Homewood, Illinois 60430