

UNOFFICIAL COPY

PRECISION TITLE

Doc#: 2031017050 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/05/2020 10:21 AM Pg: 1 of 2

WARRANTY DEED

Return To:

IONELA PETREA
6438 N. MAPLEWOOD Ave
CHICAGO, IL 60645

Dec ID 20201001614753
ST/CO Stamp 0-978-908-640 ST Tax \$407.50 CO Tax \$203.75
City Stamp 1-304-913-376 City Tax: \$4,278.75

Send Subsequent Tax Bills To:

IONELA PETREA
6438 N. MAPLEWOOD Ave
CHICAGO, IL 60645

11432-2020

The Grantor, SUZANNE ROSEN, an unmarried woman, for and in consideration of Ten Dollars (\$10.00), and other good and valuable consideration in hand paid, the receipt thereof is hereby acknowledged, hereby ^{as joint tenants} CONVEYS and WARRANTS to IONELA L. PETREA AND FLORICA PETREA, ^{Chicago, IL} of 7141 N. Kedzie Ave, Unit 1106, the 60645 following described Real Estate situated in the County of Cook, State of Illinois, to wit:

~~✗ A Married WOMAN~~ ~~✗ A Single WOMAN~~

THE SOUTH 37 1/2 FEET OF LOT 3 IN BLOCK 5 IN WM. L. WALLER'S EDGEWATER GOLF CLUB ADDITION TO ROGERS PARK, A SUBDIVISION OF THE SOUTHEAST 1/4 OF THE SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): 10-36-428-016-0000

Address of Real Estate: 6438 N. Maplewood Avenue, Chicago, Illinois 60645

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 yet due and payable.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of Illinois.

REAL ESTATE TRANSFER TAX 02-Oct-2020



COUNTY: 203.75
ILLINOIS: 407.50
TOTAL: 611.25

10-36-428-016-0000 | 20201001614753 | 0-978-908-640

REAL ESTATE TRANSFER TAX 02-Oct-2020



CHICAGO: 3,056.25
CTA: 1,222.50
TOTAL: 4,278.75 *

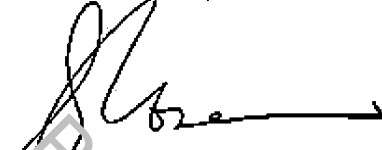
10-36-428-016-0000 | 20201001614753 | 1-304-913-376

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

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TO HAVE AND TO HOLD said premises forever.

Dated this: 10 day of September, 2020.

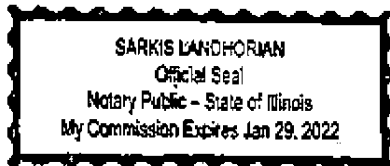


SUZANNE ROSEN

State of IL, County of Cook ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that SUZANNE ROSEN, personally known to me to be the same individual 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 of the right of homestead.

Given under my hand and official seal this 10th day of Sept, 2020.





NOTARY PUBLIC
My commission expires: 1/29/2022

This Document Prepared By:

John A. Zimmermann
Law Office of John A. Zimmermann, LLC
P.O. Box 3061
Northlake, IL 60164