

UNOFFICIAL COPY

Doc#: 2032746305 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/24/2020 02:37 PM Pg: 1 of 3

WARRANTY DEED INDIVIDUAL TO INDIVIDUAL

2026806 ①

Dec ID 20201001640395
ST/CO Stamp 1-203-172-320 ST Tax \$1,079.00 CO Tax \$539.50

MAIL TO:

Michael R. Martin
Dunn, Martin & Miller, Ltd.
15 West Jefferson Street, Suite 300
Joliet, Illinois 60432

GRANTORS, ^{* husband and wife} Steve Carson and Sheila Carson, of the City of River Forest, County of Cook, and State of Illinois, for and in consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency is hereby acknowledged, CONVEY(S) and WARRANT(S) to the GRANTEE(S), Timothy Tyrrell and Jessica Tyrrell, husband and wife, as tenants by the entirety, the following described real estate situated in the County of Cook, State of Illinois to-wit.

SEE ATTACHED FOR LEGAL DESCRIPTION

SUBJECT TO: General and special real estate taxes which are not yet due and payable; conditions, covenants 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 property.

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 forever.

Permanent Index Number: 15-01-108-014-0000 and 15-01-108-015-0000
Property Address: 1446 Ashland Avenue, River Forest, IL 60305

DATED this 29 day of October, 2020.

PRAIRIE TITLE
6821 W. NORTH AVE.
OAK PARK, IL 60302


Steve Carson


Sheila Carson

REAL ESTATE TRANSFER TAX

31-Oct-2020



COUNTY: 539.50
ILLINOIS: 1,079.00
TOTAL: 1,618.50

15-01-108-014-0000 | 20201001640395 | 1-203-172-320

VILLAGE OF RIVER FOREST



Real Estate Transfer Tax

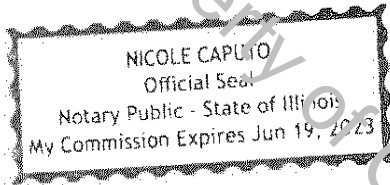
Date 10/27/20 Amt Paid \$1,079.00

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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 the above named person(s) personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed sealed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this 27 day of October, 2020.



Nicole Caputo

(SEAL)

This document prepared by:
Prairie Title Services, Inc.
6821 North Avenue
Oak Park, IL 60302
708-386-7900

Send future tax bills to:
Timothy and Jessica Tyrrell
1446 Ashland Ave.
River Forest, IL 60305

Property of Cook County Clerk's Office

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LEGAL DESCRIPTION

LOT 86 AND LOT 87 IN EDWIN E. WOOD'S SUBDIVISION OF THAT PARK OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 1, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE SOUTH 42 ACRES THEREOF (EXCEPT THE WEST 220.62 FEET OF THAT PART LYING NORTH OF A LINE 200 FEET NORTH OF THE NORTH LINE OF THE SOUTH 66 ACRES OF THE EAST HALF OF THE NORTHWEST QUARTER OF SAID SECTION) ALL IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1446 Ashland Avenue, River Forest, IL 60305

PERMANENT INDEX NUMBER: 15-01-108-014-0000
15-01-108-015-0000

Property of Cook County Clerk's Office