

## WARRANTY DEED

### THE GRANTOR,

Vivian C. Maine, married to Tony F. Maine,  
of

812 Third St



\*2035913047D\*

Doc# 2035913047 Fee \$93.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/24/2020 11:21 AM PG: 1 OF 2

of the City of Ann Arbor, County of Washtenaw, State of Michigan, for and in consideration of TEN DOLLARS (\$10.00) in hand paid,  
CONVEYS AND WARRANTS to **THE GRANTEE**

David Hartney and Michelle Kendrick Hartney,  
husband and wife, of  
10 E. Delaware Place Apt 19B  
Chicago IL 60611

the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

THE NORTH 4 FEET OF LOT 7, ALL OF LOT 6, AND THE SOUTH 5 FEET OF LOT 5 IN BLOCK 1 IN BYRON A.  
BALDWIN'S SUBDIVISION OF LOT 4 IN THE DIVISION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF  
SECTION 25, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,  
ILLINOIS.

Permanent Index Number: 13-25-306-014-0000

Property Address: 2717 N Francisco Ave, Chicago, IL 60647

to have and to hold said premises not as tenants in common but as joint tenants with right of survivorship

**SUBJECT TO:** General Real Estate Taxes for the year of 2020 and subsequent years; covenants, condition and restrictions of record;  
building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate and hereby  
releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

DATED this 20th day of October, 2020.

*Vivian C. Maine*

Vivian C. Maine

(SEAL)

*Tony F. Maine*

Tony F. Maine (signing solely for purposes of  
waiving homestead rights)

(SEAL)

### MAIL TO:

Law Offices of Jonathan M Aven, Ltd.  
180 N Michigan Ave #2105  
Chicago, IL 60601

### SEND SUBSEQUENT TAX BILLS TO:

David Hartney and Michelle Kendrick Hartney  
2717 N Francisco Ave  
Chicago, IL 60647

This instrument was prepared by: Jason C. Schram, 8501 W. Higgins Road, Suite 601, Chicago, IL 60631.

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453  
2012 4148 11

S Y  
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## UNOFFICIAL COPY

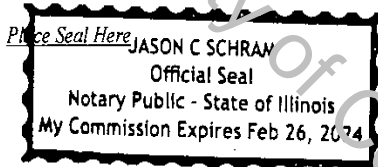
STATE OF ILLINOIS )  
 ) SS  
 COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that **Vivian C. Maine**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 24 day of October, 2020.

Commission expires 2/24 20 24

*Jason Schram*  
 NOTARY PUBLIC



STATE OF ILLINOIS )  
 ) SS  
 COUNTY OF COOK )

## REAL ESTATE TRANSFER TAX

29-Oct-2020



COUNTY:	400.00
ILLINOIS:	800.00
TOTAL:	1,200.00

13-25-306-014-0000

| 20201001638211 | 1-094-652-896

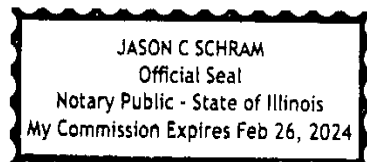
I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY that **Tony F. Maine**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed 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 26 day of October, 2020.

Commission expires 2/24 20 24

*Jason Schram*  
 NOTARY PUBLIC

Place Seal Here



## REAL ESTATE TRANSFER TAX

29-Oct-2020



CHICAGO:	6,000.00
CTA:	2,400.00
TOTAL:	8,400.00 *

13-25-306-014-0000 | 20201001638211 | 0-504-452-064

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