

UNOFFICIAL COPY

Doc#: 2036601008 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/31/2020 10:57 AM Pg: 1 of 3

WARRANTY DEED

RETURN TO:
The Law Offices of Kiolbassa,
Holmes & Ansong
Attorney Dennis O. Ansong
203 N. LaSalle Street, Suite 2100
Chicago, IL 60601

Dec ID 20201101666905
ST/CO Stamp 0-264-398-816 ST Tax \$408.00 CO Tax \$204.00

FUTURE TAX BILLS TO:
Samuel Folkes and Kristen Morrison
413 S. Kenilworth Avenue, Unit 5
Oak Park, IL 60302

GRANTOR, Rebekah A. Childers n/k/a Rebekah A. Carpenter, a married woman, for and in consideration of the sum of Ten (\$10.00) Dollars, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS unto GRANTEES, Samuel Folkes and Kristen Morrison, tenants by the entirety, of 338 S. Oak Park Avenue, Apt. C, Oak Park, IL 60302, the following-described real estate situated in Cook County, Illinois:



Legal Description: **LOT 5 OF PATRICIA MCGOWAN SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Permanent Index No.: **16-07-325-030-0000**

Commonly known as: **413 S. Kenilworth Ave., Unit 5, Oak Park, IL 60302-4940**

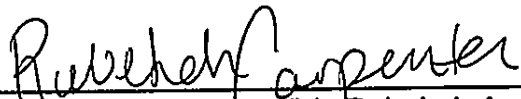
SUBJECT TO: General real estate taxes for the year 2020 and subsequent years; covenants, conditions & restrictions of record; special assessments confirmed after October 8, 2020; building setback lines and use or occupancy restrictions; zoning laws and ordinances; and public utility easements.


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 in fee simple title, forever.

| | |
|---|--|
| Real Estate Transfer Tax | |
| \$3,264.00 | |
|  Oak Park |  6029 |

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DATED this 25th day of November, 2020.

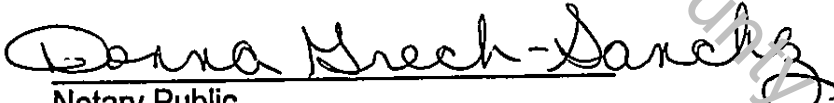

 Rebekah A. Childers n/k/a Rebekah A. Carpenter


 Issac Carpenter, Signing Solely to Release any Homestead Rights

STATE OF ILLINOIS)
)
 COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Rebekah A. Childers n/k/a Rebekah A. Carpenter and Issac Carpenter, personally known to me to be the same persons whose names are subscribed to the foregoing Warranty Deed, appeared before me this day in person, and acknowledged that they signed, sealed and delivered 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.

The foregoing instrument was acknowledged and sworn to before me this 25th day of November, 2020.


 Notary Public



This Instrument Was Prepared By:
 Joshua B. Rosenzweig (jrosenzweig@ottosenlaw.com)
OTTOSEN DI NOLFO HASENBALG & CASTALDO, LTD
 1804 N. Naper Blvd., Ste. #350
 Naperville, IL 60563
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LEGAL DESCRIPTION

Order No.: 20GNW837036GV

For APN/Parcel ID(s): 16-07-325-030-0000

LOT 5 OF PATRICIA MCGOWAN SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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