

UNOFFICIAL COPY

Doc#: 2101239010 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/12/2021 09:11 AM Pg: 1 of 2

WARRANTY DEED

THE GRANTOR, **George Daniel**, a married man of Somonauk, IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **Spenser Wagner**, a single man of Chicago, IL * the following described Real Estate situated in Cook County, Illinois, to wit:

* 1408 Taders Way, Washington, IL 61571
LOT 34 IN BLOCK 1 IN WILLIAM E. HATTERMAN'S MILWAUKEE AVENUE SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 13-26-222-024-0000
Address of Real Estate: 2845 North Central Park Ave., Chicago, IL 60618

Subject only 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.

PROPERTY IS NOT HOMESTEAD AS TO GRANTOR OR GRANTOR'S SPOUSE

Dated this 30th day of October, 2020.

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to this deed on the day and year first above written.

State of IL)
County of Cook) SS.

By: George Daniel
George Daniel

I, Kristen A. White, the undersigned, a Notary Public in and for COOK County, State of Illinois, do hereby certify that George Daniel, 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 and delivered this instrument as his free and voluntary acts, for the uses and purposes therein set forth.

Dated this 30th day of Oct 2020.

Kristen A White
Notary Public



Landtrust National Title
120 S. LaSalle St.
Suite 1700
Chicago, IL 60603

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This Instrument Prepared By:

Kristen A. White Esq.
5434 N. Winthrop Ave. #3S
Chicago, Illinois 60640


After Recording Return to:

~~Spenser Wagner
2845 North Central Park Ave.
Chicago, IL 60618~~

John Mantas
1300 West Higgins Road, Suite 209
Park Ridge, IL 60068



Send Subsequent Tax Bills To:

Spenser Wagner
2845 North Central Park Ave., Unit 2
Chicago, IL 60618

REAL ESTATE TRANSFER TAX		04-Nov-2020
	CHICAGO:	4,387.50
	CTA:	1,755.00
	TOTAL:	6,142.50 *

13-26-222-024-0000 | 20201001644308 | 1-586-301-920

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

REAL ESTATE TRANSFER TAX		04-Nov-2020
	COUNTY:	292.50
	ILLINOIS:	585.00
	TOTAL:	877.50

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