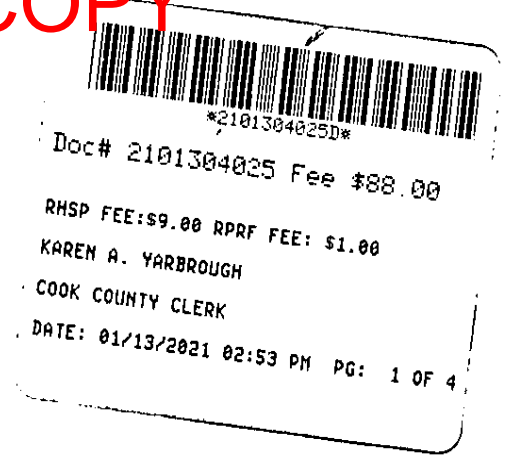


UNOFFICIAL COPY

WARRANTY DEED

410579256 1/2

GIT



THIS INDENTURE WITNESSETH, that the Grantors, Michael T. Beavers, a married person, and Gregory G. Beavers, a married person, being the heirs and legatees of Rochelle Beavers, deceased, for and in consideration of the sum of Ten Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, CONVEY and WARRANT to Kwateng Construction LLC, all interest in the following described Real Estate situated in Cook County, Illinois, to wit:

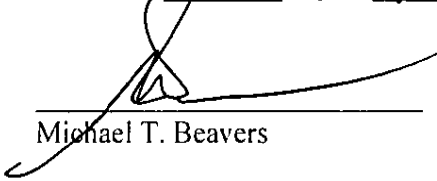
SEE ATTACHED LEGAL DESCRIPTION:

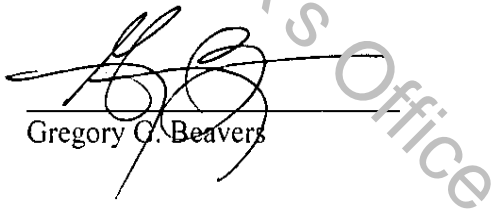
Address: 6756 South Prairie Avenue, Chicago, IL 60637  
 P.I.N.: 20-22-303-039-0000

Situated in Cook County, Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Subject only to the following: general real estate taxes not due and payable at the time of closing, covenants, conditions 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 Real Estate.

Dated this 30 day of November, 2020.

  
 Michael T. Beavers

  
 Gregory G. Beavers

\*This is not homestead property

This Instrument was Prepared by:  
 O'Keefe, Rivera & Berk, LLC.  
 55 W. Wacker Dr., Suite 1400  
 Chicago, IL 60601

# UNOFFICIAL COPY

STATE OF NJ )

COUNTY OF Hunterdon )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gregory G. Beavers, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 30 day of November, 2020.

Cynthia A. Pope  
Notary Public

CYNTHIA A. POPE  
NOTARY PUBLIC OF NEW JERSEY  
Comm. # 50076781  
My Commission Expires 2/9/2023

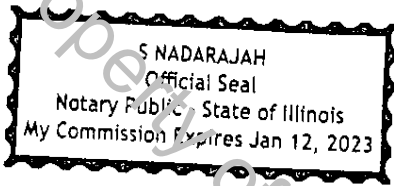
Property of Cook County Clerk's Office

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
COUNTY OF COOK ✓ )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Michael T. Beavers, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 7<sup>th</sup> day of December, 2020.



S. Nadarajah  
Notary Public

REAL ESTATE TRANSFER TAX		08-Jan-2021	
	COUNTY:		33.00
	ILLINOIS:		66.00
	TOTAL:		99.00
20-22-303-039-0000   20201201691499   0-504-553-488			

REAL ESTATE TRANSFER TAX		08-Jan-2021	
	CHICAGO:		495.00
	CTA:		198.00
	TOTAL:		693.00
20-22-303-039-0000   20201201691499   0-671-244-304			
* Total does not include any applicable penalty or interest due.			

Mail to:

Kwateng Construction LLC

3639 W 79th St STE 528371

Chicago, IL 60652

Send Subsequent bills to:  
and grantees address:

Kwateng Construction LLC

3639 W. 79th St 52837

Chicago, IL 60652

# UNOFFICIAL COPY

LEGAL DESCRIPTION:

LOT THIRTY-ONE (31) IN MCKEY AND POAGUE'S ADDITION, BEING A SUBDIVISION OF BLOCK TEN (10) IN THE SUBDIVISION OF L. C. PAINE FREER, RECEIVER, OF THE EAST HALF (E 1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION TWENTY-TWO (22), TOWNSHIP THIRTY-EIGHT (38), RANGE FOURTEEN (14), EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office