

UNOFFICIAL COPY

WARRANTY DEED

Joint Tenancy

2020-04333-PT

MAIL TO:

Thomas J. Anselmo
Diaz Anselmo Lindberg LLC
1771 W. Diehl Road, Suite 120
Naperville, IL 60563

Doc#: 2104907313 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 02/18/2021 01:10 PM Pg: 1 of 3

Dec ID 20210101627540

ST/CO Stamp 1-234-199-568

NAME & ADDRESS OF TAXPAYER:

Daniel W. Harlan, Geraldine L. McCann-Harlan, and Cynthia Harlan
6605 W. 125th Street
Palos Heights, IL 60463

GRANTOR(S), Daniel W. Harlan and Geraldine L. McCann-Harlan, his wife, of 6605 W. 125th Street, Palos Heights, IL 60463, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the GRANTEE(S), Daniel W. Harlan and Geraldine L. McCann-Harlan, and Cynthia Harlan of 6605 W. 125th Street, Palos Heights, IL 60463, not as TENANTS IN COMMON but as JOINT TENANTS with Rights of Survivorship, all interest in the following described real estate situated in Cook County and State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

Permanent Index No(s): 24-30-418-001-0000

Property Address: 6605 W. 125th Street, Palos Heights, IL 60463

SUBJECT TO:

- (1) General real estate taxes for the year 2020 and subsequent years. (2) Covenants, conditions and restrictions of record, and building lines and easements, if any.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois and TO HAVE AND TO HOLD said premises not as TENANTS IN COMMON but as JOINT TENANTS with Rights of Survivorship forever.

DATED this X 30th day of X November, 20 20.

X Daniel W. Harlan
Daniel W. Harlan

X Geraldine L. McCann-Harlan
Geraldine L. McCann-Harlan

STATE OF Illinois COUNTY OF DuPage ss.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Daniel W. Harlan and Geraldine L. McCann-Harlan, husband and wife, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and individually and jointly acknowledged that it is/they signed and delivered the said instrument as his/her/their free and voluntary act for the uses and purposes therein set forth.

X Deborah A. Anselmo Notary Public

My commission expires X 1-15-21

Prepared by:

Diaz Anselmo Lindberg LLC

1771 W. Diehl Ste 120

Naperville, IL 60563

COUNTY - ILLINOIS TRANSFER STAMPS

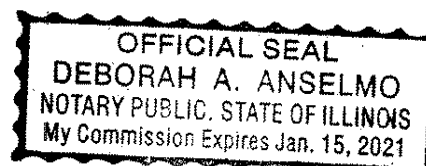
Exempt Under Provision of

Paragraph E, Section 4,

Real Estate Transfer Act

Date: X 11-30-2020

Signature: X Daniel W. Harlan



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EXHIBIT A

LOT 1 IN BLOCK 3 IN NAVAJO HILLS SUBDIVISION, BEING A SUBDIVISION, BEING A SUBDIVISION OF PART OF THE EAST 1/2 OF SECTION 30, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the Grantor shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or a foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated November 30, 2020

Signature [Signature] Grantor or Agent

Subscribed and sworn to before me this
30 day of November, 2020

[Signature]
Notary Public



The Grantee or his agent affirms that, to the best of his knowledge, the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or a foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated November 30, 2020

Signature [Signature] Grantee or Agent

Subscribed and sworn to before me this
30 day of November, 2020

[Signature]
Notary Public



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to Deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.)