

# UNOFFICIAL COPY

Doc#: 2106306168 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/04/2021 10:22 AM Pg: 1 of 3

## WARRANTY DEED

### Individual

#### Grantee's Address & MAIL TAX BILL TO:

Gregory Ian Ijiwola  
2324 W. Touhy Avenue  
Chicago, Illinois 60645

Dec ID 20201201695244  
ST/CO Stamp 1-174-601-696 ST Tax \$320.00 CO Tax \$160.00  
City Stamp 1-129-471-968 City Tax: \$3,360.00

#### MAIL RECORDED DEED TO:

Jackie Gaither  
333 S. Wabash Avenue  
Chicago, Illinois 60604

THE GRANTORS, ERNESTO S. PECO, a married man, AND CHERRY V. PECO, single, of Chicago, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY AND WARRANT to GREGORY IAN IJIWOLA of \_\_\_\_\_, \_\_\_\_\_ all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

LOT 2 IN THE RESUBDIVISION OF LOTS 13 AND 14 IN BLOCK 8 IN CONGDON'S RIDGE ADDITION TO ROGERS PARK, SAID ADDITION BEING A SUBDIVISION OF THE SOUTH 50 ACRES OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF INDIAN BOUNDARY LINE, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 11-30-319-020 - 0000  
Property Address: 2324 W. Touhy Avenue, Chicago, IL 60645

Subject, however, to the general real estate taxes not due and payable at the time of Closing, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

NOTE: This is not homestead property of Ernesto S. Peco or his spouse.

\* and Adebowale Ijiwola,  
as tenants in common

FIDELITY NATIONAL TITLE

OC 20035467

1 of 2



# UNOFFICIAL COPY

Property of Cook County Clerk's Office

**REAL ESTATE TRANSFER TAX**

02-Jan-2021



COUNTY: 160.00  
ILLINOIS: 320.00  
TOTAL: 480.00

11-30-319-020-0000

| 20201201695244

| 1-174-601-696

**REAL ESTATE TRANSFER TAX**

02-Jan-2021



CHICAGO: 2,400.00  
CTA: 960.00  
TOTAL: 3,360.00 \*

11-30-319-020-0000

| 20201201695244

| 1-129-471-968

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