

# UNOFFICIAL COPY

Doc#: 2106717211 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/08/2021 11:57 AM Pg: 1 of 3  
Dec ID 20210101623867  
ST/CO Stamp 0-433-957-904  
City Stamp 1-221-598-224

**This instrument prepared by:**

Paul S. Motin  
DiMonte & Lizak, LLC  
216 West Higgins Road  
Park Ridge, IL 60068

**Send subsequent Tax Bills to:**

William and Catherine Cherwin  
3705 N. Oleander Avenue  
Chicago, Illinois 60634

**After recording Return to:**

Paul S. Motin  
DiMonte & Lizak, LLC  
216 West Higgins Road  
Park Ridge, IL 60068

## WARRANTY DEED

THIS INDENTURE WITNESSETH, that the Grantors, **WILLIAM F. CHERWIN** and **CATHERINE E. CHERWIN**, husband and wife, of 3705 N. Oleander Avenue, Chicago, Illinois 60634, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, convey and warrant unto **WILLIAM F. CHERWIN AND CATHERINE E. CHERWIN**, husband and wife, of 3705 N. Oleander Avenue, Chicago, Illinois 60634, Grantees, not as Joint Tenants, or as Tenants in Common, but as **TENANTS BY THE ENTIRETY**, all of the following described real estate in the County of Cook and State of Illinois, to wit:

LOT 25 IN BLOCK 3 IN SAWIAK AND COMPANY'S FIRST ADDITION TO ADDISON HEIGHTS, A SUBDIVISION OF PART OF LOT 2 IN THE ASSESSOR'S DIVISION OF THE EAST 1/2 OF FFACTIONAL SECTION 24, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**Property Address:** 3705 N. Oleander Avenue, Chicago, Illinois 60634  
**Permanent Tax Index Number(s):** 12-24-218-022-0000

TOGETHER WITH all hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion or reversions, remainder or remainders, buildings, improvements, fixtures affixed or attached to, or situated upon or acquired or used in connection therewith, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of Grantors, either in law or equity of, in and to the above described premises;

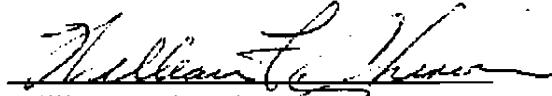
TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto Grantees, forever,

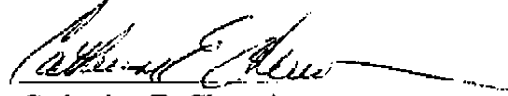
And Grantors, for themselves, and their successors, do covenant, promise and agree to and with Grantees, their successors and assigns, that Grantors have not done or suffered to be done, anything whereby the premises hereby granted are, or may be, in any manner encumbered or

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charged, except as herein recited; and that they WILL WARRANT AND FOREVER DEFEND the premises against all persons lawfully claiming, or to claim the same, by, through or under them.

In Witness Whereof, said Grantors have caused their names to be signed this 15th day of December, 2020.

  
William F. Cherwin

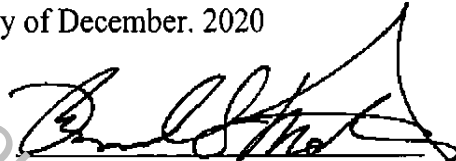
  
Catherine E. Cherwin

STATE OF ILLINOIS )  
) ss.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that William F. Cherwin and Catherine E. Cherwin, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of December, 2020




  
Notary Public

My commission expires: 6/17/2023

Exempt under provisions of Paragraph (e), Section 31-45, Real Estate Transfer Tax Law.

12/15/2020  
Date

  
Representative

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## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

### GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or 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 another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 12 | 31 | 2020

SIGNATURE: *[Signature]*  
GRANTOR or AGENT

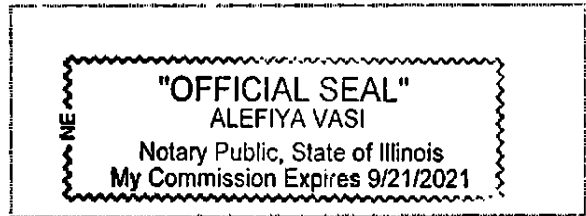
### GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: Alefiya Vasi

By the said (Name of Grantor): WILLIAM F. CHERWIN and CATHERINE E. CHERWIN  
AFFIX NOTARY STAMP BELOW

On this date of: 12 | 31 | 2020

NOTARY SIGNATURE: *Alefiya Vasi*



### GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or 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 and hold title to real estate under the laws of the State of Illinois.

DATED: 12 | 31 | 2020

SIGNATURE: *[Signature]*  
GRANTEE or AGENT

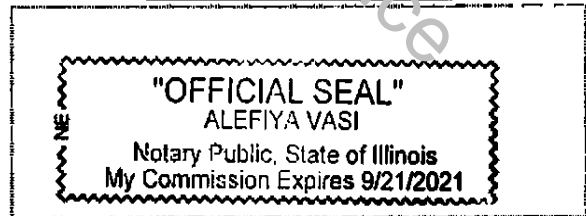
### GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: Alefiya Vasi

By the said (Name of Grantee): WILLIAM F. CHERWIN and CATHERINE E. CHERWIN  
AFFIX NOTARY STAMP BELOW

On this date of: 12 | 31 | 2020

NOTARY SIGNATURE: *Alefiya Vasi*



### CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)