UNOFFICIAL COPY 14202860

WARRANTY DEED

Doc#. 2106739082 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 03/08/2021 08:38 AM Pg: 1 of 2

Dec ID 20210201639218

ST/CO Stamp 1-731-873-808 ST Tax \$160.00 CO Tax \$80.00

City Stamp 2-145-291-280 City Tax: \$1,680.00

THE GRANTOR

(The space above for Recorder's use only)

1000 M Phillip Demkowicz, a divorced man of the City of Chicago, County of Cook, State of Illinois, for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid CONVEYS and WARRANTS to Ebony Scrutchens 1041 North Parkside Avenue, Chicago, IL 60351 in the following described Real Estate situated in Cook County, Illinois, commonly known as 12634 South Muskegon Avenue, Chicago, IL 60633, legally described as:

LOT 37 (EXCEPT THE SOUTH 15 FEET THEREOF) AND ALL OF LOT 38 IN BLOCK 1 IN FIRST ADDITION TO RAY QUINN AND COMPANY'S FORD CENTER, BEING A RESUBDIVISION OF BLOCKS 1, 7 AND LOTS 1, 2 AND 3 (N BLOCK 5 (EXCEPT PORTIONS OF ALLEYS HERETOFORE DEDICATED) IN MAPLY W. INGRAM'S SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 30, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility (asements; and general real estate taxes for 2020 and subsequent years.

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

Permanent Index Number (PIN): 26-30-303-079-0000

Address(es) of Real Estate: 12634 South Muskegon Avenue, Chicago, IL 60633



## **UNOFFICIAL COPY**

Dated this <u>lob</u> day of <u>A</u>	Ebruary	<u>. 2021</u>
Phillip Demkowicz	(SEAL)	
STATE OF ILLINOIS	)	
	)ss.	
COUNTY CE COOK	)	

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Phillip Demkowicz personally known to me to be the same person whose name subscribed in the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this

OFFICIAL SEAL MAUREEN P SULLIVAN NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:12/21/21

Commission expires 12/4/20

This instrument was prepared by: Scott R. Wheaton Scott R. Wheaton& Associates 3108 Ridge Road Lansing, IL 60438

## MAIL TO:

**Ebony Scrutchens** 12634 South Muskegon Avenue Chicago, IL 60633

OR Recorder's Office Box No.

## SEND SUBSEQUENT TAX BILLS TO:

**Ebony Scrutchens** 12634 South Muskegon Avenue Chicago, IL 60633

	**** :-	·
REAL ESTATE TRA	NSFER TAX	16-Feb-2021
	CHICAGO:	1,200,00
	CTA:	480.00
	TOTAL:	1,680.00 *

26-30-303-079-0000 | 20210201639218 | 2-145-291-280 \* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSPER TAX		Χ	16-I-eb-2021	
			COUNTY:	80.00
	12 × 97		ELLINOIS:	160.00
	U		TOTAL:	240.90
	26-30-303	3-079-0000	20210201639218	1-731-873-808