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2027395

WARRANTY DEED
Statutory (ILLINOIS)
(Limited Liability Company to Individual)

Doc#: 2107106004 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/12/2021 09:07 AM Pg: 1 of 2

Dec ID 20210101615644
ST/CO Stamp 1-197-284-368 ST Tax \$589.50 CO Tax \$294.75
City Stamp 1-699-470-352 City Tax: \$6,189.75

MAIL TO:

Whitacre & Stefanczuk, Ltd.
Kathryn Whitacre
6841 W. Belmont Avenue,
Chicago, IL 60634

MAIL TAX BILLS TO:

Clifton Taylor and Teena Taylor
10939 S. Whipple St.
Chicago, IL 60655

THE GRANTOR(S): 10943 Whipple, LLC of 9710 So. Central Park, Evergreen Park, IL 60805, A Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of (\$10.00) TEN DOLLARS, in hand paid, and pursuant to authority given by the Company **CONVEYS** and **WARRANTS** to

Clifton Taylor and Teena Taylor of 1346 S Wabash Ave., Unit C, Chicago, IL 60605

** HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY*

as husband and wife, not as Joint Tenants with rights of survivorship, nor as Tenants in Common, but as **TENANTS BY THE ENTIRETY**, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOTS 16 AND 17 IN J.S. HOVLAND'S RESUBDIVISION OF PLOCKS 1, 2 AND BLOCK 3 (EXCEPT LOTS 14, 15, 17 AND 18) AND ALL OF BLOCK 4 OF J.S. HOVLAND'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED SEPTEMBER 17, 1910 AS DOCUMENT 4628222, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions, and restrictions of record, Document No.(s); and to General Taxes for 2020 and subsequent years.

Permanent Index Number (PIN):24-13-311-014-0000
Address of Real Estate: 10939 S. Whipple St., Chicago, IL 60655

PRAIRIE TITLE
6821 W. NORTH AVE.
OAK PARK, IL 60452

REAL ESTATE TRANSFER TAX 25-Feb-2021



CHICAGO: 4,421.25
CTA: 1,768.50
TOTAL: 6,189.75 *

24-13-311-014-0000 | 20210101615644 | 1-699-470-352

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

REAL ESTATE TRANSFER TAX 25-Feb-2021



COUNTY: 294.75
ILLINOIS: 589.50
TOTAL: 884.25

24-13-311-014-0000 | 20210101615644 | 1-197-284-368

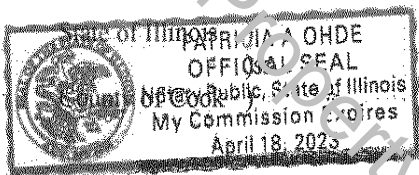
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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by its Manager, this date:

February 17, 2021

10943 Whipple, LLC

Michael Cahill
Michael Cahill, Manager



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Manager as Manager of 10943 Whipple, LLC, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that (s)he signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this date: February 17, 2021

Commission expires 4/18 2023 *Annie Stark*
(Notary Public)

Annie Stark
This instrument was prepared by Griffin & Gallagher, LLC, 10001 S. Roberts Road, Palos Hills, IL 60465