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2108425002D

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS)

Ellen Sieminski and Jonathan Gawlak 6115 S. Park Ave. Burr Ridge, IL 60527 Doc# 2108425002 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/25/2021 09:17 AM PG: 1 OF 3

(The Above Space for Recorder's Use Only)

THE GRANTORS Ellen Siemviski and Jonathan Gawlak, husband and wife, of 6115 S. Park Ave., Burr Ridge, IL 60527 for ard it consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable conside at ons in hand paid, CONVEY AND WARRANT to Daniel Brown and Kimberly Frasso, husband and wife, of

tenants by the entirety, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION AT TACHED AS EXHIBIT "A"

Permanent Index Number(s): 13-36-408-039-0000

Property Address: 2426 W. Cortland St., Chicago, IL 60647

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

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Dated this 8th day of Feb., 2021.

Ellen Sieminski

opathan Gawlak

 CHICAGO:
 6,150.00

 CTA:
 2,460.00

 TOTAL:
 8,610.00

 13-36-408-039-0000
 20210201639353
 1-692-703-760

* Total does not include any applicable penalty or interest due

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STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ellen Sieminski and Jonathan Gawlak 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 in the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Giver under my hand and notarial seal, this day of which day of which

THIS INSTRUMENT PREPARED BY Stephanie Posey Posey Law Group LLC 106 W. Calendar Court, #85 La Grange, IL 60525

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Kevin Mitrick Lavelle Law 141 W. Jackson Blvd. Suite 2800 Chicago, IL 60604

Daniel Brown & Kir nerly Frasso 2426 W. Cortland St. Chicago, IL 60647

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EXHIBIT A LEGAL DESCRIPTION

LOT 56 IN BLOCK 1 OF JOHNSTON'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SETION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clark's Office