

# UNOFFICIAL COPY



\*2108822000\*

**PREPARED BY:**

Patrick J. Brennan, PC  
7819 W. Lawrence  
Norridge, IL 60706

Doc# 2108822000 Fee \$57.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/29/2021 09:05 AM PG: 1 OF 4

**MAIL TAX BILL TO:**

Terence M. Lyons  
7748 N. Sheridan, Unit #5  
Chicago, IL 60626

**MAIL RECORDED DEED TO:**

Patrick Brennan  
Patrick J. Brennan, P.C.  
7819 W. Lawrence  
Norridge, IL 60706

## WARRANTY DEED STATUTORY (ILLINOIS)

THE GRANTORS, Patrick and Darlene Lyons, Husband and Wife of the City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Terence M. Lyons, an unmarried man of the City of Chicago, State of Illinois, title, and interest to hold in the following described real estate situated in the County of COOK, State of Illinois, to wit:

UNIT 6811-2ND FLOOR TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN EDISON PLACE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DEED RECORDED AS DOCUMENT NO 25298497 IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

Address: 6811 N. Northwest Highway, Ave., Unit 2, Chicago, IL 60631

PIN #: 09-36-108-060-1011

Subject, however, to the general taxes for the year of 2020 and thereafter, 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.

TO HAVE AND TO HOLD said premises forever.

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Property of Cook County Clerk's Office

**REAL ESTATE TRANSFER TAX**

26-Mar-2021



|               |               |
|---------------|---------------|
| CHICAGO:      | 0.00          |
| CTA:          | 0.00          |
| <b>TOTAL:</b> | <b>0.00 *</b> |

13-06-320-013-0000 | 20213301678234 | 0-907-004-432

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

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Property of Cook County Clerk's Office

**REAL ESTATE TRANSFER TAX**

26-Mar-2021



|           |      |
|-----------|------|
| COUNTY:   | 0.00 |
| ILLINOIS: | 0.00 |
| TOTAL:    | 0.00 |

13-06-320-013-0000

20210301678234 | 1-980-746-256

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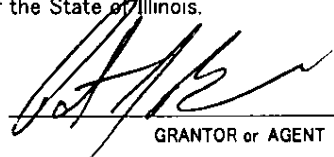
## GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY SECTION 35 ILCS 200/31-47

### 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 title to real estate under the laws of the State of Illinois.

DATED: March 25, 2021

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: \_\_\_\_\_

By the said (Name of Grantor): Frank Brennan

AFFIX NOTARY STAMP BELOW

On this date of: March 25, 2021

NOTARY SIGNATURE: \_\_\_\_\_

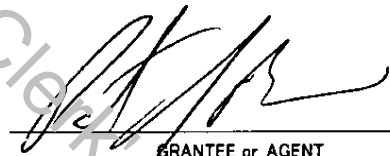


### GRANTEE SECTION

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 title to real estate under the laws of the State of Illinois.

DATED: March 25, 2021

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: \_\_\_\_\_

By the said (Name of Grantee): DARICK BRENNAN

AFFIX NOTARY STAMP BELOW

On this date of: March 25, 2021

NOTARY SIGNATURE: \_\_\_\_\_



### 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 **SECTION 4** of the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)