

UNOFFICIAL COPY

Doc#: 2109520356 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/05/2021 11:43 AM Pg: 1 of 2

Dec ID 20210301668485
ST/CO Stamp 2-075-316-752 ST Tax \$425.00 CO Tax \$212.50
City Stamp 1-768-581-648 City Tax: \$4,462.50

**WARRANTY DEED
ILLINOIS STATUTORY
Individual to Individual**

BW21055441 10F2

THE GRANTORS, CHARLES JOSHUA RAUH and MOLLY KAYE SHEPARD, a married couple, of the City of Highland Park, County of Lake, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEE, IAN SCOTT, ~~a single person~~, of the City of Chicago, Cook County, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**AND MOLLY E. GILL, HUSBAND AND WIFE*
See Exhibit "A" attached hereto and made a part hereof AS TENANTS BY THE ENTIRETY.

SUBJECT TO:

Covenants, conditions and restrictions of record; public and utility easements; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2021 and subsequent years; and

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

Permanent Real Estate Index Number(s): 13-19-424-001-0000
Address(es) of Real Estate: 3361 North Natchez Avenue, Chicago, IL 60634

Dated this 13th Day of MARCH, 20 21.

Charles Joshua Rauh
CHARLES JOSHUA RAUH

Molly Kaye Shepard
MOLLY KAYE SHEPARD

Baird & Warner Title Services, Inc.
475 North Martingale
Suite 120
Schuyler, IL 60173

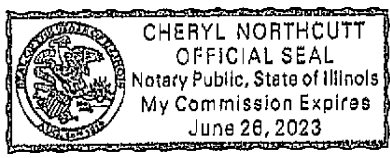
State of ILLINOIS,
County of COOK)^{SS}

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY CHARLES JOSHUA RAUH and MOLLY KAYE SHEPARD, personally known to me to be the same person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 13th day of MARCH, 20 21.

Cheryl Northcutt (Notary Public) Commission Expires 06/26/2023

This instrument was prepared by: Avni Shah, 2015 W. Fullerton Ave., Chicago, Illinois 60647
Mail To: TOM HAWBECKER 26 BLAINE HINSDALE IL 60521
Send Subsequent Tax Bills to: IAN SCOTT, 3361 North Natchez Avenue, Chicago, IL 60634



UNOFFICIAL COPY


BW21055441

Exhibit A



LOT 27 IN OLIVER L. WATSON'S RESUBDIVISION OF BLOCKS 2, 3, 6 AND LOTS 1, 2, 5, 6, 7 AND 8 IN BLOCK 7 IN SEVERN'S ROSCOE STREET SUBDIVISION IN THE SOUTHEAST QUARTER OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 13-19-424-001-0000

For Informational Purposes only: 3361 North Natchez Avenue, Chicago, IL 60634

REAL ESTATE TRANSFER TAX		23-Mar-2021
	CHICAGO:	2,187.50
	CTA:	1,275.00
	TOTAL:	4,462.50 *
13-19-424-001-0000 20210301668485 1-768-581-643		

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

REAL ESTATE TRANSFER TAX		23-Mar-2021
	COUNTY:	212.50
	ILLINOIS:	425.00
	TOTAL:	637.50
13-19-424-001-0000 20210301668485 2-075-316-752		

Cook County Clerk's Office