## **UNOFFICIAL COPY**

Doc#. 2112520223 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 05/05/2021 08:39 AM Pg: 1 of 2

Dec ID 20210401605288

ST/CO Stamp 0-255-393-296 ST Tax \$200.00 CO Tax \$100.00

## WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR

Katie E Weston 144 S. Cuyler Avenue Unit 2 Oak Park, Yr. 60302

108 216 NW 357

(The Above Space for Recorder's Use Only)

THE GRANTOR, KATIE E WESTON n.k.a. KATIE E. SIMS, married to Xavier Sims, of 144 S. Cuyler Avenue, Unit 2, Oak Perk, IL 60302 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to ERIK LEWIS JOFPAN, a single man, of 1029 Des Plaines Avenue, Forest Park, IL 60130, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wi:

## LEGAL DESCRIPTION:

UNIT 144-2 IN DIANA CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 15 IN BLOCK 1 IN CLOSE'S SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 AND OF LOTS 16 TO 23 INCLUSIVE IN BLOCK 45, LOTS 1 TO 11 INCLUSIVE IN BLOCK 48, LOTS 1 TO 13 INCLUSIVE AND THE SOUTH 25 FEET OF LOT 14 IN BLOCK 55 AND LOT 23 IN THE RESUBDIVISION OF BLOCK 58 IN VILLAGE OF RIDGULAND IN WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS;

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NO. 0614412194, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Permanent Index Number(s): 16-08-301-049-1005

Property Address: 144 S. Cuyler, Unit 2, Oak Park, IL 60302

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

## **UNOFFICIAL COPY**

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.

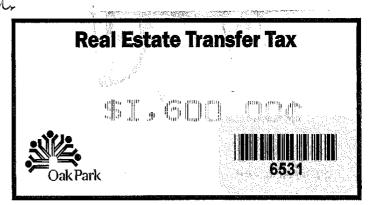
Dated this Zo day of April, 2021.

Sim s executes this Deed in order to release his homestead rights.

STATE OF ILLINOIS

) SS.

**COUNTY OF COOK** 



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Katie E. Weston n.k.a. Katie E. Sims personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered in the instrument as her 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 notarial seal, this

OFFICIAL SEAL ATHERINE MCCRORY ROSSMILI NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:08/24/22

day of April, 2021.

Notary Public

THIS INSTRUMENT PREPARED BY Catherine S. McCrory Law Office of Catherine S. McCrory 339 S. 6th Avenue La Grange, IL 60525

MAIL TO:

Lynn Lucshese-Soto Berger, Newmark & Fenchel PC 1753 N. Tripp Avenue Chicago, IL 60639

**REAL ESTATE TRANSFER TAX** 

29 Apr-2021 COUNTY:

100.00 ILLINOIS: 200.00 TOTAL: 300.00

16-08-301-049-1005

20210401605288 | 0-255-393-296

SEND SUBSEQUENT TAX BILLS TO:

Erik Lewis Jordan 144 S. Cuyler, Unit 2 Oak Park, IL 60302