

UNOFFICIAL COPY

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PREPARED BY:
Matthew Brady
5576 N. Elston Ave.
Chicago, IL 60630-1345

Doc# 2113307105 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/13/2021 07:47 AM Pg: 1 of 2

Dec ID 20210301676119
ST/CO Stamp 1-446-004-240 ST Tax \$420.00 CO Tax \$210.00
City Stamp 1-293-506-064 City Tax: \$4,410.00

MAIL TO:

Frankel & Associates PC
Attention: Frederick S. Frankel
4655 W. Chase Ave.
Lincolnwood, IL 60712-1605

SEND SUBSEQUENT TAX BILLS TO:

Schnell
6020 N. Monticello Ave.
Chicago, IL 60659-1111

GIT

WARRANTY DEED
Illinois Statutory
(Individual to Individual)

THE GRANTOR, Bellaflor G. McGreevy, a married woman, of 6020 N. Monticello Ave. Chicago, IL 60659-1111, for and in consideration of ten dollars and other good and valuable considerations, in hand paid, conveys and warrants to Grantees, Dov Schnell and Avigail Schnell, husband and wife, of 6024 N. Monticello Ave. Chicago, IL 60659-1111, as Joint Tenants as to their 50% undivided interest, with David Schnell, a married man, also of 6024 N. Monticello Ave. Chicago, IL 60659-1111, as Tenants in Common,* the following described real estate situated in Cook County, Illinois, to wit:

as to an undivided 50% interest
LOT 12 (EXCEPT THE NORTH 20 FEET THEREOF) AND LOT 13 IN BLOCK 4 IN OLIVER SALINGER AND COMPANY'S SECOND KIMBALL'S BOULEVARD ADDITION TO NORTH EDGEWATER SUBDIVISION OF THE NORTH WEST 1/4 OF SECTION 2, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Grantee; all special governmental taxes or assessments confirmed and unconfirmed; general real estate taxes for the year 2020 and subsequent years.

GRANTOR AND HER HUSBAND MICHAEL MCGREEVY HEREBY RELEASE AND WAIVE ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS

Common Address: 6020 N. Monticello Ave. Chicago, IL 60659-1111
Permanent Index Nos: 13-02-126-027-0000
13-02-126-050-0000

Dated this 24th day of March 2021

Bellaflor G. McGreevy (Seal)
Bellaflor G. McGreevy,
Grantor

Michael McGreevy (Seal)
Michael McGreevy
Only to Release / Waive Homestead

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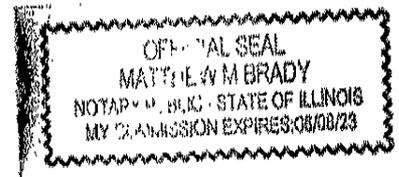
State of Illinois) ss.
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Bellaflor G. McGreevy, Michael McGreevy, personally known to me to be the same persons whose names are subscribed to the foregoing Warranty Deed, appeared before me this day in person and acknowledged that they signed, sealed, and delivered the said Warranty Deed as their free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

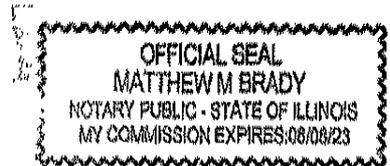
Given under my hand and notarial seal this 24th day of March 2021


Notary Public

My commission expires: JUNE 8 2023



REAL ESTATE TRANSFER TAX		12-Apr-2021
	COUNTY:	210.00
	ILLINOIS:	420.00
	TOTAL:	630.00
13-02-126-027-0000 20210301678119 1-448-004-240		



REAL ESTATE TRANSFER TAX		12-Apr-2021
	CHICAGO:	3,150.00
	CTA:	1,260.00
	TOTAL:	4,410.00 *
13-02-126-027-0000 20210301678119 1-293-508-084		

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