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Doc# 2115242151 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/01/2021 03:18 PM Pg: 1 of 3

WARRANTY DEED

Joint Tenancy (Illinois)

Return to:
and Title Se.
1800 Illinois Ave., Ste 100
Naperville, IL 60563

Mail to:
Tracy C. Stallworth, Esq
Attorney at Law
1820 Ridge Road
Suite 307
Homewood, IL 60430

Dec ID 20210501634952
ST/CO Stamp 2-045-651-216 ST Tax \$100.00 CO Tax \$50.00
City Stamp 1-807-065-360 City Tax: \$1,050.00

Name & address of taxpayer:
Emmanuel Orji and Evelyn Ogbue
8240 South Houston Ave.
Chicago, IL 60617

1019101 #1 of 1

THE GRANTOR, SPG Properties, LLC of Chicago, Illinois a limited liability company, created and existing under and by the virtue of the laws of the State of Illinois, for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid, and pursuant to authority given by the Members of said limited liability company.

CONVEY AND WARRANT to Emmanuel Orji, a ~~single~~ married man, and Evelyn Ogbue, a ~~single~~ married woman, both of 8240 S. Houston Ave., Chicago, IL 60617, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

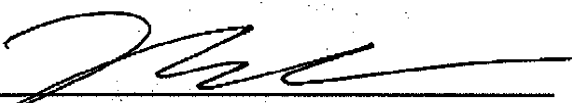
LOT 32 IN BLOCK 5 IN A.B. MEEKER'S ADDITION TO HYDE PARK, A SUBDIVISION OF THE SOUTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 31 TOWNSHIP 38 NORTH, RANGE 15 (EXCEPT THE WEST 25 FEET THEREOF) IN COOK COUNTY, ILLINOIS.

NON-HOMESTEAD PROPERTY

Subject to general real estate taxes not due and payable at time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises NOT AS TENANTS IN COMMON NOR AS TENANTS BY THE ENTIRETY BUT IN JOINT TENANCY.

Permanent index number(s): 21-31-230-039-0000
Property address: 8240 South Houston Ave., Chicago, IL 60617
DATED this 18th day of May, 2021.


Michael Okoye, Authorized Agent
SPG Properties, LLC

REAL ESTATE TRANSFER TAX		25-May-2021
CHICAGO:		750.00
CTA:		300.00
TOTAL:		1,050.00 *

21-31-230-039-0000 | 20210501634952 | 1-807-065-360

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

REAL ESTATE TRANSFER TAX		25-May-2021
COUNTY:		50.00
ILLINOIS:		100.00
TOTAL:		150.00

21-31-230-039-0000 | 20210501634952 | 2-045-651-216

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WARRANTY DEED Joint Tenancy (Illinois)

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Okoye, Authorized Agent of SPG Properties, LLC



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 the person acknowledged it signed, sealed and delivered the instrument as its free and voluntary act, for the uses and purposes therein set forth

Given under my hand and official seal this 18th day of May, 2021.

Commission expires 2/19/2023

Patrick Schultz
Notary Public

Recorder's Office Box No.

NAME AND ADDRESS OF PREPARER:

Brenda Murzyn , Attorney at Law
1300 Iroquois Drive, Suite 125
Naperville, IL 60563

Clerk of Cook County Clerk's Office

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LOT 32 IN BLOCK 5 IN A.B. MEEKER'S ADDITION TO HYDE PARK, A SUBDIVISION OF THE SOUTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15 (EXCEPT THE WEST 25 FEET THEREOF) IN COOK COUNTY, ILLINOIS.

Pin ID 21-31-230-039-0000

Property of Cook County Clerk's Office