

# UNOFFICIAL COPY

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112  
2105A034076 LP

Warranty Deed  
Statutory (ILLINOIS)  
(Individual to Individual)

Doc#: 2115421186 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/03/2021 11:09 AM Pg: 1 of 3

Dec ID 20210501645232  
ST/CO Stamp 1-772-673-296 ST Tax \$499.00 CO Tax \$249.50  
City Stamp 0-250-689-808 City Tax: \$5,239.50

Above Space for Recorder's Use Only

THE GRANTOR(S) James D. Morgan Jr. and Abbey Lynn Morgan, husband and wife, of Chicago, Illinois for and in consideration of (\$10.00) TEN DOLLARS, in hand paid, each CONVEY(S) and WARRANT(S) to Jerica De'len and Raphanthony Ritual, 4238 N. Albany, Unit 2, Chicago, IL 60618, not as tenants in common, but as joint tenants with rights of survivorship, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF FOR LEGAL DESCRIPTION.

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

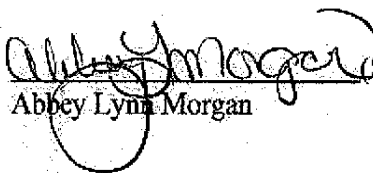
SUBJECT TO: covenants, conditions, and restrictions of record, public and utility easements; acts done by or suffered through Buyer; and general real estate taxes not yet due and payable at the time of Closing.

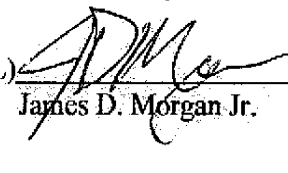
Permanent Index Number (PIN): 13-19-325-026-0000

Address(es) of Real Estate: 3340 N. Oak Park Ave., Chicago, IL 60634

Dated this 24<sup>th</sup> day of May, 2021.

PLEASE  
PRINT OR  
TYPE NAMES  
BELOW  
SIGNATURE(S)

 (SEAL)  
Abbey Lynn Morgan

 (SEAL)  
James D. Morgan Jr.

State of Illinois, County of Cook, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY James D. Morgan Jr. and Abbey Morgan, husband and wife, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that each signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

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Given under my hand and official seal, this 24<sup>th</sup> day of May, 2021.

Commission expires \_\_\_\_\_

  
NOTARY PUBLIC

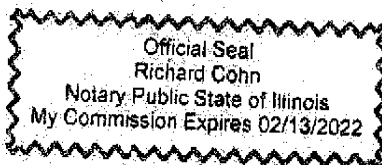
This instrument was prepared by: Richard Cohn, 105 W. Madison St., #401, Chicago, Illinois 60602

MAIL TO:

Ben Weaver  
1600 Golf Road Ste 1200  
Rolling Meadows, IL 60008

SEND SUBSEQUENT TAX BILLS TO:

Jerica Belen and Raphanthony Ritual  
3340 N. Oak Park Ave., Chicago, IL 60634



Property of Cook County Clerk's Office

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## EXHIBIT "A"

LOT 55 IN SCHORSCH VILLA A RESUBDIVISION OF LOTS 111 TO 145 IN HINKAMP AND CO'S BELMONT AVENUE SUBDIVISION, BEING A RESUBDIVISION OF PART OF OLIVER L. WATSON'S BELMONT HEIGHTS ADDITION TO CHICAGO IN THE SOUTH EAST 1/4 OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS AND OF LOTS 26 TO 40 IN BLOCK 1 AND LOTS 1 TO 20 IN BLOCK 2 IN THE RESUBDIVISION OF BLOCKS 1 AND 2 IN WELDON J. COBB'S ADDITION TO MONT CLARE BEING A SUBDIVISION OF THE EAST 330 FEET OF THE SOUTH EAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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