

UNOFFICIAL COPY

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Doc# 2116017117 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/09/2021 01:46 PM Pg: 1 of 3

Dec ID 20210601650662
ST/CO Stamp 1-021-294-864 ST Tax \$791.00 CO Tax \$395.50
City Stamp 1-943-460-112 City Tax: \$8,305.50

Preparer File: Gallagher?
FATIC No.: AF1008777

a married couple (husband and wife)

THE GRANTOR(S) Roy Gallagher and Frances Gallagher, as joint tenants with right of survivorship, of the Village of Elmhurst, County of Cook, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Aras Karaitis, of 3419 Belden Avenue Chicago, IL 60647 of the County of Cook, all interest in 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

This is NOT homestead property

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; Existing leases and tenancies; General taxes for the year 2020 and subsequent years

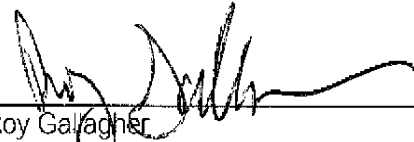
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 13-35-226-005-0000

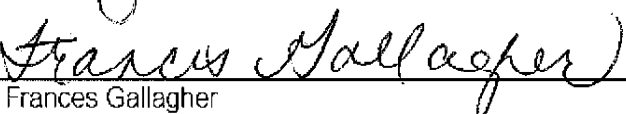
FIRST AMERICAN TITLE
FILE # AF1008777

Address(es) of Real Estate: 2156 N. Kedzie Blvd
Chicago, Illinois 60647

Dated this 18th day of May, 2021



Roy Gallagher



Frances Gallagher



First American
Title Insurance Company

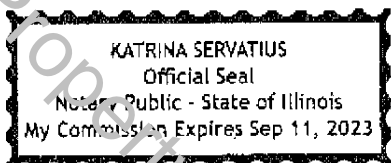
Warranty Deed - Individual

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STATE OF ILLINOIS, COUNTY OF DuPage SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Roy Gallagher and Frances Gallagher, 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 18 day of May, 2021.



[Handwritten Signature]
Notary Public

Prepared by:
Robert F. Tweedle
2850 45th Street Suite A
Highland, IN 46322

Mail to:
Attorney James Erwin
4043 Ravenswood Avenue, #208
Chicago, IL 60613

Name and Address of Taxpayer:
Adam Karaitis
~~3419 Belden Avenue~~ 2156 N. Kedzie Blvd.
~~Chicago, IL 60647~~ Chicago, IL 60647

PROPERTY OF COOK COUNTY CLERK'S OFFICE



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Exhibit "A" – Legal Description

LOT 1, EXCEPT THE WEST 10 FEET THEREOF DEDICATED FOR A PUBLIC ALLEY, IN RUSSELL'S SUBDIVISION OF LOTS 1 AND 2 IN BLOCK 7 IN SHIPMAN, BILL AND MERRILL'S SUBDIVISION OF THE EAST HALF OF THE NORTHEAST QUARTER OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

