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WARRANTY DEED
ILLINOIS STATUTORY



Doc# 2119608166 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/15/2021 03:39 PM PG: 1 OF 2

Property of Cook County Clerk's Office

THE GRANTOR(S), **David J. Tulipan and Beth A. Tulipan**, husband and wife, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) and Warrant(s) to:

Christopher McCrory and Emery McCrory, husband and wife, of Chicago, Illinois

not as tenants in common, not as joint tenants, but **AS TENANTS BY THE ENTIRETY** all right, title and interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 32 IN BLOCK 3 IN GEORGE M. HIGHS SUBDIVISION OF THE EAST 1/2 OF BLOCK 15 OF SHEFFIELDS ADDITION TO CHICAGO IN SECTIONS 29, 31, 32 AND 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): **14-32-109-024-0000**

Address(es) of Real Estate: **2240 N. Southport Ave., Chicago, IL 60614**

SUBJECT TO: Covenants, conditions and restrictions of record which do not interfere with the use and enjoyment of the property as a single family residence, are not violated and do not contain any right of reverter; public utility easements of record which do not underlie the improvements on the land, and general real estate taxes not yet due and payable at the time of closing.

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

TO HAVE AND TO HOLD the above granted premises unto the grantees forever.

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P 2
S Y-1
SC _____
INT R

MT: 2/GSA/7/10/1 P... 1A 2

REAL ESTATE TRANSFER TAX	04-Jun-2021
CHICAGO:	11,437.50
CTA:	4,575.00
TOTAL:	16,012.50 *

REAL ESTATE TRANSFER TAX	04-Jun-2021
COUNTY:	762.50
ILLINOIS:	1,525.00
TOTAL:	2,287.50

14-32-109-024-0000 | 20210401610491 | 1-448-147-216

14-32-109-024-0000 | 20210401610491 | 0-016-972-048

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

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Dated this 26th day of April, 2021

[Signature]
David J. Tulipan

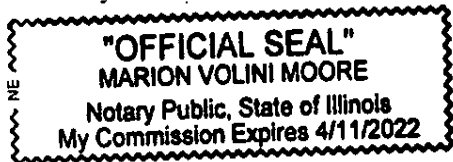
[Signature]
Beth A. Tulipan

STATE OF IL
COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT

David J Tulipan and Beth A Tulipan personally known to me to be the same person(s) whose name(s) is 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 26 day of April, 2021



[Signature]
(Notary Public)

Prepared By: Marion Volini Moore
Attorney at Law
1055 W. Bryn Mawr Ave. Suite G
Chicago, IL 60660

Mail To:

Christopher McCrory
2240 N Southport
Chicago IL 60614

Name & Address of Taxpayer:

Taxpayer
2240 N Southport
Chicago IL 60614