

UNOFFICIAL COPY

Doc#: 2123655094 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/24/2021 11:03 AM Pg: 1 of 2

Dec ID 20210801635224
ST/CO Stamp 1-657-710-352 ST Tax \$255.00 CO Tax \$127.50
City Stamp 0-843-474-704 City Tax: \$2,677.50

WARRANTY DEED Sole Proprietorship

File No: 21025276

THIS INDENTURE WITNESSETH, that the Grantor Ernestine Marshall, an unmarried woman, 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, the receipt of which is hereby acknowledged, convey(s) and warrant (s) to LaShonda Hayes a single woman as Sole Proprietor of 647 N. Lotus Avenue, Chicago, Illinois 60639 the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

LOT 35 IN BLOCK 14 IN MILLS AND SONS' NORTH AVE AND CENTRAL AVENUE SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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: 13-33-322-004-0000

Address of Real Estate: 1647 N. Lotus Avenue Chicago, Illinois 60639

Subject to the following restrictions: a) all taxes and special assessments for the year 2020 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. THIS IS NOT HOMESTEAD PROPERTY.

Dated this 8.7.2021 Day of Sept, 2021

<u>Ernestine Marshall</u>		
Ernestine Marshall		

FIDELITY NATIONAL TITLE

CH 21025276

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STATE OF Illinois
COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Ernestine Marshall, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 Notarial Seal this 7th day of AUG, 2021.

Katrice M. Matthews
Notary Public



This Instrument was prepared by:
Sable Law Group LLC
200 E. Randolph, St. 5100
Chicago, IL 60601

Send subsequent tax bills to: LaShonda Hayes 1647 N. Lotus Avenue Chicago, Illinois 60639	Mail recorded document to: LaShonda Hayes 1647 N. Lotus Avenue Chicago, Illinois 60639	Prepared By: Sable Law Group LLC 200 E. Randolph St., Ste. 5100 Chicago, IL 60601
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*Shawn Bolger Ltd.
9760 Franklin Ave.
PO Box 1208
Franklin park, IL 60131*

REAL ESTATE TRANSFER TAX		11-Aug-2021
	CHICAGO:	1,912.50
	CTA:	765.00
	TOTAL:	2,677.50 *

13-33-322-004-0000 | 20210801635224 | 0-843-474-704

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

REAL ESTATE TRANSFER TAX		11-Aug-2021
	COUNTY:	127.50
	ILLINOIS:	255.00
	TOTAL:	382.50

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