

UNOFFICIAL COPY

Doc#: 2127807226 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/05/2021 10:42 AM Pg: 1 of 4

WARRANTY DEED
(Individual to Individual)

Dec ID 20210901675275
ST/CO Stamp 0-950-374-544 ST Tax \$289.50 CO Tax \$144.75

THE GRANTORS Matthew J. Thullen and Lila V. Dodge Thullen, as Trustees of the Thullen Family Trust dated February 14, 2009, county of Cook, State of Illinois for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable considerations, in hand paid, CONVEYS and WARRANTS to: Sean M. Murphy, the following described real estate, to wit: situated in the County of Will in the State of Illinois, to wit:

LOTS 32 AND 33 IN BLOCK 41 'N S. E. GROSS' FIRST ADDITION TO GROSSDALE, BEING A SUBDIVISION OF THE SOUTH EAST 1/4 AND THE EAST 1/2 OF THE SOUTH WEST 1/4 AND THE SOUTH 1/2 OF THE NORTH EAST 1/4 AND THE SOUTH EAST 1/4 OF THE NORTH WEST 1/4 ALL IN THE NORTH WEST 1/4 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: Covenants, conditions, and restrictions of record, private, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2020 and subsequent years.

Hereby waiving all rights, TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Number(s): 15-34-113-016-0000 & 15-34-113-017-0000

Address(es) of Real Estate: 3231 Raymond Ave., Brookfield, IL 60513

DATED this 7 day of September, 2021

Matthew J. Thullen and Lila V. Dodge Thullen, as Trustees of the Thullen Family Trust dated February 14, 2009

Matthew Thullen (SEAL)
By: Matthew J. Thullen, Trustee

Lila V. Dodge Thullen (SEAL)
By: Lila V. Dodge Thullen, Trustee

10/2

PLEASE
PRINT OR
TYPE NAME(S)
BELOW
SIGNATURE(S)

FIDELITY NATIONAL TITLE
OC21029633

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State of Illinois)
)ss.
County of Will)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Matthew J. Thullen and Lila V. Dodge Thullen, Trustees of the Matthew J. Thullen and Lila V. Dodge Thullen Family Trust dated February 14, 2009, appeared before me this day in person, and acknowledged 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.

IMPRESS
SEAL
HERE

Given under my hand and official seal, this 7th day of September 2021.

Commission expires August 14, 2023

Lauren A. Walsh

NOTARY PUBLIC



This instrument was prepared by D. Cass Wennlund COMMISSION EXPIRES AUG 14, 2023
Wennlund & Associates, 339 Alana Drive, New Lenox, IL 60451
(NAME AND ADDRESS)

MAIL TO:

Mark Cahan
Esquire
2924 N Lincoln Ave, Ste 200
Chicago, IL 60657

SEND SUBSEQUENT TAX BILLS TO:

GRANTEES ADDRESS
Sean Murphy
3231 Raymond Ave.
Brookfield, IL 60513

OR RECORDER'S OFFICE BOX NO. _____

REAL ESTATE TRANSFER TAX		20-SEP-2021
COUNTY:		144.75
ILLINOIS:		289.50
TOTAL:		434.25

15-34-113-016-0000 | 20210901675275 | 0-950-374-544

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Property of Cook County Clerk's Office

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Village of Brookfield

Municipal Debt Satisfaction Certificate

This certificate serves as confirmation of compliance with
Village of Brookfield Ordinance #2021-53

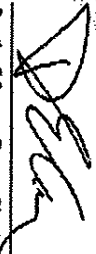
Property Address: 3231 RAYMOND AVE

Name of Seller: LILA & MATTHEW THULLEN

Date of Issuance: 09/17/2021

Amount Paid: \$195.99

Certificate is valid for 30 days from date of issuance


Douglas E. Cooper, Finance Director

