

UNOFFICIAL COPY

WARRANTY DEED

THIS INDENTURE WITNESSES that GRANTOR, TRACIE WILLIAMS, an unmarried person, of 367 Wilshire Street, Park Forest, Illinois 60466,

FOR AND IN CONSIDERATION of the sum of TEN AND NO/100THS DOLLARS in hand paid, the receipt of which is hereby acknowledged, conveys and warrants fee simple title to: **Chicago Title**

GRANTEES, SAMANTHA SPENCER and KENNETH SPENCER, husband and wife *2105C103056 UN KW* **and as Tenants by the Entirety, both of 5231 S. Michigan Ave., Apt 1N, Chicago, Illinois 60615, the following described Real Estate situated in the Village of Park Forest, County of Cook, State of Illinois, to wit:**

LOT 7 IN BLOCK 8 IN THE VILLAGE OF PARK FOREST, WESTWOOD ADDITION, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 OF SECTION 26, AND PART OF THE NORTH EAST 1/4 OF SECTION 35, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 31-26-413-007-0000


Address of Real Estate: 367 Wilshire Street, Park Forest, Illinois 60466

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; acts done by or suffered through Grantees; and general real estate taxes not yet due and payable at the time of closing.

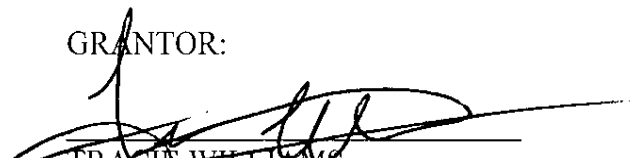
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 27th day of September, 2021.

PAID BY
REAL ESTATE
TRANSFER TAX **825.00**

Th 
 2128845085D
 Doc# 2128845085 Fee \$88.00
 RHSP FEE:\$9.00 RPRF FEE: \$1.00
 KAREN A. YARBROUGH
 COOK COUNTY CLERK
 DATE: 10/15/2021 02:53 PM PG: 1 OF 4

GRANTOR:

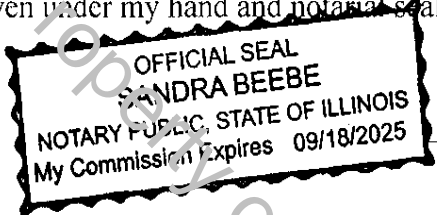

TRACIE WILLIAMS

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF WILL)

I, the undersigned, a Notary Public in and for Will County, in the State of Illinois, DO HEREBY CERTIFY THAT **TRACIE WILLIAMS** personally known to me to be the same person whose name is subscribed to the foregoing instrument appeared before me this day in person and acknowledged that she signed, and delivered the instrument as her free and voluntary act for the uses and purposes therein set forth including the release of homestead rights.

Given under my hand and notarial seal this 8th day of September, 2021.



Sandra Beebe
Notary Public

My commission expires on _____.

MUNICIPAL TRANSFER STAMP

COOK COUNTY/ILLINOIS TRANSFER STAMP

PREPARED BY:
Michael R. Martin
Dunn, Martin & Miller, Ltd.
15 West Jefferson Street, Suite 300
Joliet, IL 60432

MAIL TO:
Patrick Kelly
The Kelly Law Firm, P.C.
111 E. Jefferson Street, Suite 103
Naperville, Illinois 60540

NAME AND ADDRESS OF TAXPAYER:
Samantha Spencer and Kenneth Spencer
367 Wilshire Street
Park Forest, Illinois 60466

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

27-Sep-2021



COUNTY:	82.50
ILLINOIS:	165.00
TOTAL:	247.50

31-26-413-007-0000

20210901684521 | 1-118-953-616

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Village of Park Forest

REAL ESTATE TRANSFER TAX

RECORDER OR REGISTRAR'S
DEED NO. _____
DATE RECORDED _____
<small>(For Recorder's Use Only)</small>

DECLARATION **EXEMPTION**

Exemption Processing Fee
\$15.00 as of 1-1-2000

INSTRUCTIONS:

1. This form must be filled out completely, signed by at least one of the grantees (buyers), signed by at least one of the grantors (sellers), and presented to the Village Treasurer, 350 Victory Drive, Park Forest, Illinois, or other designated agent, at the time of purchase of real estate transfer stamps as required by the Park Forest Real Estate Transfer Tax Ordinance. The stamps must be affixed to the deed, and this form attached, when the title is recorded.
2. The full actual amount of consideration of the transaction is the amount upon which the tax is to be computed. Both the full actual consideration of the transaction and the amount of the tax stamps required must be stated on the declaration.
3. In most cases involving an intermediary buyer, nominee or "straw man," one declaration form must be prepared for each deed that is to be recorded. One of these transactions is usually exempt under section 98-201 of the Ordinance.
4. A signed copy of the Illinois Tax Declaration form must be filed with the Village Clerk, Pursuant to Section 98-200 of the Ordinance, at the time of payment of the Park Forest Real Estate Transfer Tax.
5. For additional information, please call Village Hall - 708-748-1112, Monday - Friday, 9:00 A.M. - 5:00 P.M.
6. In the case of an exemption, this 2 part form with the original deed fully executed and notarized must be submitted to be stamped exempt.

Address of Property 367 Wilshire St. Park Forest, IL 60466
Street Zip Code

Permanent Property Index No. 31-26-413-007-0000

Date of Deed ~~7/14/2021~~ 9/24/21

Type of Deed Warranty

Full Actual Consideration (include amount of mortgage and value of liabilities assumed)	\$ <u>165,000.00</u>
Amount of Tax (\$5.00 per \$1,000 or fraction thereof of full actual consideration)	\$ <u>825.00</u>

Note: The Village of Park Forest Real Estate Transfer Tax Ordinance specifically exempts certain transactions from taxation. These exemptions are enumerated in Section 98-201 of the Ordinance which are printed on the reverse side of this form. To claim one of these exemptions, complete the appropriate blanks below:

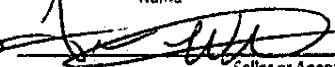
I hereby declare that this transaction is exempt from taxation under the Park Forest Real Estate Transfer Tax Ordinance by paragraph(s) _____ of Section 98-201 of said ordinance.

Details of exemption claimed: (explain) _____

We hereby declare the full actual consideration and above facts contained in the declaration to be true and correct.

Grantor: (Seller) (Please Print)

Tracie Williams 367 Wilshire St., Park Forest, IL 60466
Name Address Zip Code

Signature  **Date Signed** 6/29/21
Seller or Agent

Grantee: (Buyer) (Please Print)

SAMANTHA SPENCER prior to closing: 5231 S Michigan Ave Apt 1N, Chicago, IL 6061
after closing: 367 Wilshire Street, Park Forest, IL 60466
Name Address Zip Code

Signature  **Date Signed** _____
Buyer or Agent