UNOFFICIAL COP

WARRANTY DEED

AFTER RECORDING MAIL TO:

Bryce Grath Soyo N Moody Are Ching, IL 60630

MAIL REAL ESTATE TAX BILL TO:

Bryce Griffin 5040 N. Moody Ave. Chicago, IL 60630

Doc#. 2130607517 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 11/02/2021 12:43 PM Pg: 1 of 4

Dec ID 20210901676065

ST/CO Stamp 0-550-189-200 ST Tax \$425.00 CO Tax \$212.50

City Stamp 0-465-516-688 City Tax: \$4,462.50

(Reserved for Recorders Use Only)

THE GRANTORS: Ryan Lionard and Kerry Pecho, husband and wife, of 5040 N. Moody Ave., Chicago, IL 60630, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to

Bryce Griffin and Natalie N Sugar

Of 2138 S. Indiana #3106, Chicago, IL 6061f, to have and to hold, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

5040 N. Moody Ave., Chicago, 1 60630 Commonly known as:

13-08-310-023-0000 PIN:

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

SUBJECT TO: (a) General real estate taxes not due and payable at the time of closing; (b) Special Assessments confirmed after Contract date; (c) Building, building line and tipe or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

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DATED this 28 day of Septem	<u>Det</u> , 2021.
Zy La	
Ryan Leonard	Kerry Pechen
STATE OF ILLINOIS)	
COUNTY OF COOK)SS	
I, the undersigned, a Norary Public, in and for the CERTIFY, that Ryan Leonard and Kerry-Pech persons whose names are subscribed to the for in person and individually acknowledged that the their free and voluntary act for the uses and pur and waiver of the right of homestead.	6, personally known to me to be the same egoing instrument, appeared before me this day ey signed and delivered the said instrument as poses therein set forth, including the release
Given under my hand and official seal this 2	day of <u>September</u> , 2021.
	Notury Public
NAME AND ADDRESS OF PREPARER: Benjamin Weaver Attorney at Law 1600 Golf Rd., Suite 1200 Rolling Meadows, IL 60008	OFFICIAL SEAL BENJAMIN H WEAVET. FARY PUBLIC, STATE OF CLUM AS My Commission Expires 5/48/028

UNOFFICIAL COPY

DATED this 28 day of Septemb	<u>pev</u> , 2021.
	<u>KOl</u>
Ryan Leonard B	Kerry Pecho
STATE OF <u>LLINOIS</u>))SS COUNTY OF <u>COOK</u>	
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Given under my hand and official seal this	Noten Public , 2021.
NAME AND ADDRESS OF PREPARER: Benjamin Weaver Attorney at Law 1600 Golf Rd., Suite 1200 Rolling Meadows, IL 60008	O' FICILIL SEAL BENJAMIN' H WEAVER NOTARY PUBLIC, STANF OF ILLINOIS My Commission Expire: 5(10)/23

2130607517 Page: 4 of 4

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LEGAL DESCRIPTION

Order No.: 21GST245180RM

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For APN/Parce ID(s): 13-08-310-023-0000

THE SOUTH 35 FERT OF LOT 15 IN BLOCK 5 IN ANGELINE DYNIEWICZ PARK BEING A SUBDIVISION OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 13, EAST, OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.