

UNOFFICIAL COPY

WARRANTY DEED

ILLINOIS 2130069

PRAIRIE TITLE
6821 W. NORTH AVE.
OAK PARK, IL 60302

Doc#: 2134412324 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 12/10/2021 10:13 AM Pg: 1 of 2

Dec ID 20211201659597

ST/CO Stamp 1-853-403-792 ST Tax \$860.00 CO Tax \$430.00

THE GRANTOR, BARONGER DEVELOPMENT, LLC an Illinois limited liability company, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to TIMON ANDERSON AND BETHANY CLUSKEY, husband and wife, as tenants by the entirety, of 1538 W. Fry St., Chicago, Illinois 60642

the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

See Attached Legal Description

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

SUBJECT TO: General taxes for 2021 and subsequent years; Covenants, conditions and restrictions of record, if any; general real estate taxes and special assessments not due and payable at the time of Closing, zoning law and building ordinances, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

Permanent Real Estate Index Number(s): 16-06-308-024-0000

Address of Real Estate: 711 Belleforte, Oak Park, IL 60302

The date of this deed of conveyance is December 7, 2021.


Mitch B. Goldstein, Member and Officer
Baronger Development, LLC

State of Illinois, County of Cook, SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Mitch B. Goldstein, Member and Officer of Baronger Development, LLC, of the State of Illinois 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 he signed, sealed and delivered the said instrument as his 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 on December 7, 2021.


Notary Public

OFFICIAL SEAL
MICHAEL R CURRY
NOTARY PUBLIC, STATE OF ILLINOIS
MY COMMISSION EXPIRES: 03/07/2025

Real Estate Transfer Tax

\$5,880.00



REAL ESTATE TRANSFER TAX

09-Dec-2021



COUNTY: 430.00
ILLINOIS: 860.00
TOTAL: 1,290.00

16-06-308-024-0000

| 20211201659597 | 1-853-403-792

UNOFFICIAL COPY

LEGAL DESCRIPTION

LOT 8 (EXCEPT THE SOUTH 53 FEET) IN BLOCK 3 IN WILLIAM C. REYNOLD'S SUBDIVISION OF THE NORTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 711 Belleforte, Oak Park, IL 60302

PERMANENT INDEX NUMBER: 16-06-308-024-0000

This instrument was prepared by:
Michael R. Curry
Law Office of Michael R. Curry
2021 Midwest Road #200
Oak Brook, IL 60523

Send subsequent tax bills to:
Timon Anderson
Bethany Cluskey
711 Belleforte
Oak Park, IL
60302

Recorder-mail recorded document to:
Timon Anderson
Bethany Cluskey
711 Belleforte
Oak Park, IL
60302