

UNOFFICIAL COPY

Warranty Deed
Statutory (ILLINOIS)
General

IT

GIT
410652886 (1/3)

Doc#: 2134801041 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/14/2021 04:09 PM Pg: 1 of 2

Dec ID 20211001694781
ST/CO Stamp 0-814-314-128 ST Tax \$140.00 CO Tax \$70.00
City Stamp 1-834-021-520 City Tax: \$1,470.00

THE GRANTOR(S)
CLAUDETTE THIGPEN,
divorced and not since
remarried, of the City of
Chicago, County of Cook, State
of Illinois for and in
consideration of TEN DOLLARS
(\$10.00), & other good &
valuable consideration in hand
paid, CONVEYS and
WARRANTS to the GRANTEE:

LATONYA KIRKWOOD, 1248 W. 98th Street, Chicago, IL 60643

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

Legal Description:

LOTS 46 AND 47 IN BLOCK 16 IN WILLIAM R. KERR'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 29, TOWNSHIP 27 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): 25-29-113-048-0000

Address(es) of Real Estate: 12205 S. Bishop, Chicago, Illinois 60643

STREET

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 2020 and subsequent years and covenants, conditions, and restrictions of record.

Dated this 30 day of September, 2021.

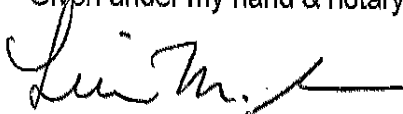
PLEASE Claudette Thigpen (SEAL) _____ (SEAL)
PRINT OR CLAUDETTE THIGPEN
TYPE NAMES _____
BELOW _____ (SEAL) _____ (SEAL)
SIGNATURE(S) _____

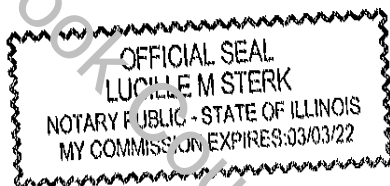
UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that CLAUDETTE THIGPEN 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, sealed and delivered the said instrument as her 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 & notary seal, this 30 day of September, 2021.




 Notary Public


**MAIL TO:**

Ebony Lucas
 Attorney at Law
 641 E. Pershing Road, Suite E
 Chicago, IL 60653

SEND SUBSEQUENT TAX BILLS TO:

Latonya Kirkwood
 12205 S. Bishop St.
 Chicago, IL 60643

REAL ESTATE TRANSFER TAX		11-Dec-2021	
	COUNTY:	70.00	
	ILLINOIS:	140.00	
	TOTAL:	210.00	
25-29-113-048-0000 20211001694781 0-814-314-128			

REAL ESTATE TRANSFER TAX		11-Dec-2021	
	CHICAGO:	1,050.00	
	CTA:	420.00	
	TOTAL:	1,470.00 *	
25-29-113-048-0000 20211001694781 1-834-021-520			

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

This instrument was prepared by: Gerald A. Prendergast
 Prendergast & DelPrincipe
 3540 W. 95th Street
 Evergreen Park, IL 60805
 (708) 424-7300