

23

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WARRANTY DEED
ILLINOIS STATUTORY

TENANTS BY THE ENTIRETY



Doc# 2134912022 Fee \$88.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/15/2021 09:36 AM PG: 1 OF 3

CTIC No.: 21ST-03702 LP

THE GRANTOR(S) **THOMAS ROBERT DILLON** and **JUDITH ANN DILLON AS TRUSTEES OF THE DILLON FAMILY TRUST DATED 01-28-2003**, of the City of CHICAGO, County of COOK, State of IL for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to **JASON LAU** and **EMILY LAU**, husband and wife, of CHICAGO, IL of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: General taxes and assessments for the year 2020 and subsequent years, which are not yet due and payable.

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

TO HAVE AND TO HOLD said premises as husband and wife, as Tenants By The Entirety forever.

Permanent Real Estate Index Number(s): **13-04-223-057-0000**

Address(es) of Real Estate: **6048 NORTH LANDERS AVENUE
CHICAGO, ILLINOIS 60646**

Dated this 10 day of NOVEMBER, 2021

Thomas Robert Dillon

**THOMAS ROBERT DILLON As Trustee Of The
DILLON FAMILY TRUST DATED 01-28-2003**

Judith Ann Dillon

**JUDITH ANN DILLON As Trustee Of The
DILLON FAMILY TRUST DATED 01-28-2003**

Chicago Title 21ST03702LP 12/15/21 SMS

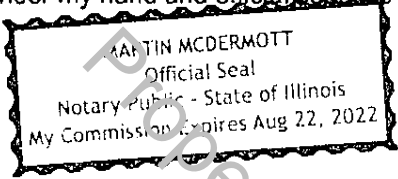
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STATE OF IL, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **THOMAS ROBERT DILLON**, 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 this 10 day of NOV, 2021.



[Signature]
Notary Public

STATE OF IL, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **JUDITH ANN DILLON**, 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 and official seal this 10 day of NOV, 2021.



[Signature]
Notary Public

Prepared by:
Novit and Novit, LLC
100 N. LaSalle Street
Suite 1700
Chicago, IL 60602

REAL ESTATE TRANSFER TAX		29-Nov-2021
	COUNTY:	235.00
	ILLINOIS:	470.00
	TOTAL:	705.00
13-04-223-057-0000		20211101637279 0-485-892-752

Mail to: JASON & EMILY LAU
6048 N. LANSDALE AVE
CHICAGO, IL 60646

Name and Address of Taxpayer:
JASON & EMILY LAU
6048 N. LANSDALE AVE
CHICAGO, IL 60646

REAL ESTATE TRANSFER TAX		29-Nov-2021
	CHICAGO:	3,525.00
	CTA:	1,410.00
	TOTAL:	4,935.00 *
13-04-223-057-0000		20211101637279 1-618-682-512

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

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Exhibit "A" – Legal Description

THE SOUTHWESTERLY 11 FEET OF LOT 2 AND LOT 3 (EXCEPT THE SOUTHWESTERLY 1 FOOT) IN BLOCK 10 IN FIRST ADDITION TO BECKER'S EDGEBROOK FOREST PRESERVE ADDITION, BEING A SUBDIVISION OF THE SOUTHWEST 1/2 OF LOT 16 AND ALL OF LOT 17 IN OGDEN AND JONES SUBDIVISION OF BRONSON'S TRACT OF PART OF CALDWELL'S RESERVE IN SECTION 4, TOWNSHIP 40 AND 41, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office