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Doc#: 2135506400 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/21/2021 12:47 PM Pg: 1 of 3

Dec ID 20211201673672
ST/CO Stamp 0-179-022-480 ST Tax \$410.00 CO Tax \$205.00
City Stamp 1-295-411-856 City Tax: \$4,305.00

WARRANTY DEED

AFTER RECORDING MAIL TO:

Gloria D Miller
1207 West 97th Place
Chicago, IL 60643

1462771
10/2

(Reserved for Recorders Use Only)

MAIL REAL ESTATE TAX BILL TO:

Gloria D Miller Jones, John H Jones,
Darnesha L Miller
~~2213 Seaver Ln.~~ 1207 West 97th Place
~~Hoffman Estates, IL 60143~~ - Chicago, IL 60643

THE GRANTOR: DFB Group, Inc. an Illinois corporation having its principal office at 1207 W 97th Place, Chicago IL 60643 existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois,, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Gloria D Miller Jones, John H Jones, Darnesha L Miller, Tyesha R.T. Jones ^{as husband and wife} ^{an unmarried woman,} ^{as joint tenants,} of Chicago, Illinois, 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

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

Commonly known as: 1207 W 97th Place, Chicago IL 60643
PIN: 25-08-113-019-0000

↑
grantee
address

Hereby releasing and waiving all rights under and by virtue of the Homestead 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 use 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.

| REAL ESTATE TRANSFER TAX | 17-Dec-2021 |
|--------------------------|-------------------|
| CHICAGO: | 3,075.00 |
| CTA: | 1,230.00 |
| TOTAL: | 4,305.00 * |

25-08-113-019-0000 | 20211201673672 | 1-295-411-856

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

| REAL ESTATE TRANSFER TAX | 17-Dec-2021 |
|--------------------------|---------------|
| COUNTY: | 205.00 |
| ILLINOIS: | 410.00 |
| TOTAL: | 615.00 |

25-08-113-019-0000 | 20211201673672 | 0-179-022-480

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ALTA COMMITMENT FOR TITLE INSURANCE SCHEDULE A

ISSUED BY
STEWART TITLE GUARANTY COMPANY

Exhibit A - Legal Description

Lots 21 and the East 12 1/2 feet of Lot 20 in Block 10 in the Subdivision of the West 1/2 of Block 2 and all of Block 3, 6, 7 and 10 in Hilliard and Dobbins' Resubdivision of that part of Blocks 1 and 2 in Hilliard and Dobbins' 1st Addition to Washington Heights, lying North of the Washington Heights Branch Railroad, being in the East 1/2 of the Northwest 1/4 of Section 8, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice, the Commitment to Issue Policy, the Commitment Conditions, Schedule A, Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a countersignature by the Company or its issuing agent that may be in electronic form.

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006UN - ALTA Commitment For Title Insurance (8/1/16)

