

UNOFFICIAL COPY

Doc#: 2135508225 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/21/2021 12:35 PM Pg: 1 of 4

Dec ID 20211201671512
ST/CO Stamp 1-346-742-928 ST Tax \$1,520.00 CO Tax \$760.00
City Stamp 2-055-465-616 City Tax: \$15,960.00

WARRANTY DEED

FIRST AMERICAN TITLE

FILE # 3118017

1092

Brett A. Conway and Tamara S. Conway, husband and wife, 1904 W. Wolfram St., Chicago, IL 60657 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEY(S) and WARRANT(S) to **Nicholas A. Hammer and Jamie Hammer**, husband and wife, 1904 W. Wolfram St., Chicago, IL 60657 ("Grantee"), as tenants by the entirety, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

See attached legal description

Permanent Real Estate Index Number: 14-30-220-046-0000

Address of Real Estate: 1904 W. Wolfram St., Chicago, IL 60657

SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; all acts done by or suffered through Buyer; and general real estate taxes not yet due and payable at the time of closing

hereby releasing any claim which Grantor may have under the Homestead Exemption Laws of the State of Illinois.

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Dated: 12/14, 2021


Brett A. Conway

STATE OF GA)
COUNTY OF DeKalb (SS)

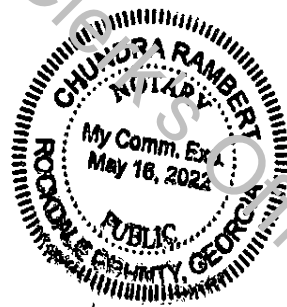
ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that **Brett A. Conway** is 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 and delivered the said instrument, as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and under this seal this 14 day of December, 2021


Notary Public

Commission expires: 05/16/2022



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Dated: 12/14, 2021

Tamara S. Conway
Tamara S. Conway

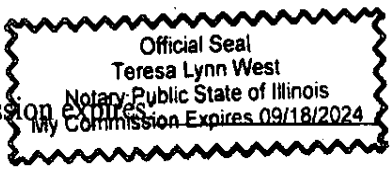
STATE OF IL)
COUNTY OF Cook (SS))

ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DOES HEREBY CERTIFY, that **Tamara S. Conway** is 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 and delivered the said instrument, as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and under this seal this 14th day of December, 2021

Teresa Lynn West
Notary Public



Prepared By:
Matthew Rich, Esq.
Braun & Rich, PC
4301 Damen Avenue
Chicago, Illinois 60618

Return to after recording and
Name and Address of Taxpayer:
Nicholas A. Hammer and Jamie Hammer
1904 W. Wolfram St.
Chicago, IL 60657

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: LOT 220 IN WM. DEERING'S DIVERSEY AVENUE SUBDIVISION IN THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 14-30-220-046-0000 (Vol. 491)

Property Address: 1904 W Wolfram St, Chicago, Illinois 60657

Property of Cook County Clerk's Office