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THIS DOCUMENT WAS PREPARED BY:

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/13/2022 12:11 PM PG: 1 OF 4

Property of Cook County Clerk's Office

Chicago Title

WARRANTY DEED

THIS INDENTURE is made as of this 7 day of December, 2021 by and between **Stephanie Oberhausen and Andrew Oberhausen as HUSBAND & WIFE**, of the City of Chicago, State of Illinois (collectively, the "Grantors"), and **Brian Park and Rachel Park, as HUSBAND & WIFE AS TENANTS BY THE ENTIRETY**, of the City of Chicago, State of Illinois ("Grantee"). ** MICHELE LOACHANT*

WITNESSETH, that Grantors, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, to it in hand paid by Grantee, the receipt of which is hereby acknowledged, does by these presents CONVEY AND WARRANT unto Grantee, all interest in the following described real estate situated in the County of Cook, in the State of Illinois to wit:

See Exhibit A attached hereto

SUBJECT TO: General real estate taxes not yet due and payable at the time of closing; covenants, conditions and restrictions of record; building lines and easements, if any; and public and utility easements.

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

Permanent Real Estate Tax Number: 13-25-110-036-0000
Address of Real Estate: 3118 North California Ave, Chicago, IL 60618


SIGNATURE PAGE FOLLOWS

S Y
P A
S Y-1
SC Y
INT Y



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IN WITNESS WHEREOF, Grantors aforesaid have signed and sealed this Deed this 8th day of December, 2021.


Stephanie Oberhausen


Andrew Oberhausen

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| REAL ESTATE TRANSFER TAX | | 28-Dec-2021 |
|--|----------------|---------------|
|  | COUNTY: | 300.00 |
|  | ILLINOIS: | 600.00 |
| | TOTAL: | 900.00 |
| 13-25-110-036-0000 | 20211201674056 | 1-525-529-232 |

| REAL ESTATE TRANSFER TAX | | 28-Dec-2021 |
|---|----------------|---------------|
|  | CHICAGO: | 4,500.00 |
| | CTA: | 1,800.00 |
| | TOTAL: | 6,300.00 |
| 13-25-110-036-0000 | 20211201674056 | 0-056-048-272 |

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

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State of ILLINOIS)
) ss
County of COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Stephanie Oberhausen and Andrew Oberhausen, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered this said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

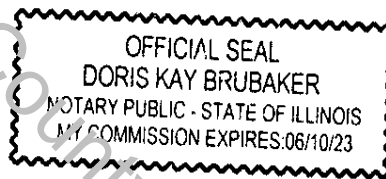
GIVEN under my hand and official seal, this 8th day of December, 2021.

Doris Kay Brubaker
Notary Public

Commission expires:

Send Subsequent Tax Bills To:

TRIAN PARK & PACHEL McLELLAN PARK
3119 N. CALIFORNIA AVE
CHICAGO, IL 60618



After Recording Return To:

MANISHA SURANI
1035 S. YOUNG RD.
BENSenville, IL
60106

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LEGAL DESCRIPTION

Order No.: 21GSC254376LP

For APN/Parcel ID(s): 13-25-110-036

LOT 4 IN BLOCK 5 IN S. E. GROSS' NORTHWEST ADDITION TO CHICAGO A SUBDIVISION OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING RAIL ROAD RIGHT-OF-WAY, IN COOK COUNTY, ILLINOIS.

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