

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

Doc#: 2202541196 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/25/2022 02:12 PM Pg: 1 of 4

Dec ID 20220101698747
ST/CO Stamp 0-290-594-448 ST Tax \$120.00 CO Tax \$60.00
City Stamp 1-143-860-880 City Tax: \$1,260.00

THE GRANTOR(S), Heirs of Louise E. Abney:

Kevin Abney, 7826 Marquette Drive South, Tinley Park, IL 60477,
Denise Roberts, 13201 S. Ashland Ave #517, Blue Island, IL 60406,
Debra Gilmore, 2241 W. 119th Place, Blue Island, IL 60406,
Monique Wilson, 8349 S. 88th Avenue #312, Justice, IL 60458,
Makayla Wilson, 325 49th Street, Newport, VA 23607, and
Madison Wilson, 325 49th Street, Newport, VA 23607

in consideration of the sum of Ten Dollars (\$10.00), receipt whereof is hereby acknowledged, does hereby GRANT, BARGAIN AND SELL unto the Grantees, to **Solomon Wyatt**, 304 E. 163rd Street, Harvey, IL 60426 the following described real estate situated in the County of Cook, in the State of ILLINOIS, to wit:

LEGAL DESCRIPTION ATTACHED AND MADE A PART HEREOF

SUBJECT TO: covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special government taxes or assessments for improvements not yet completed; general real estate taxes for the year 2021 and subsequent years.

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

Permanent Real Estate Index Number(s): 25-20-323-011-0000
Address of Real Estate: 11833 S. Laflin Ave., Chicago, IL 60643
Dated this 12 day of January 2022.

THIS IS NOT A
HOMESTEAD PROPERTY

Kevin C. Abney
Kevin Abney, Heir

STATE OF ILLINOIS,
COUNTY OF COOK _____ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Kevin Abney** personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12 day of January, 2022

[Signature]
(Notary Public)

FIDELITY NATIONAL TITLE CH 21025522

OFFICIAL SEAL
MICAH RADEMACHER
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 11/05/22

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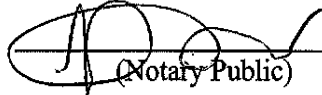

Denise Roberts, Heir

STATE OF ILLINOIS,
COUNTY OF COOK _____ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Denise Roberts**, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12 day of January, 2022


Debra Gilmore, Heir


(Notary Public)

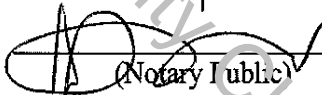


STATE OF ILLINOIS,
COUNTY OF COOK _____ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Debra Gilmore**, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12 day of January, 2022


Monique Wilson, Heir


(Notary Public)



STATE OF ILLINOIS,
COUNTY OF COOK _____ ss.

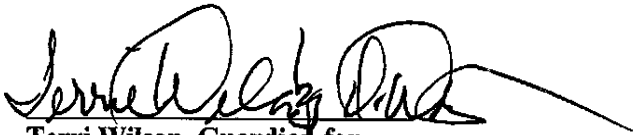
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY **Monique Wilson**, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12 day of January, 2022


(Notary Public)



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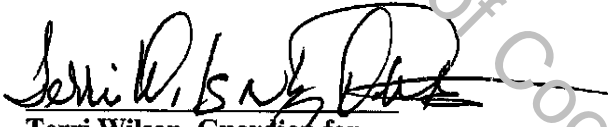


Terri Wilson, Guardian for
Makayla Wilson, heir, a minor

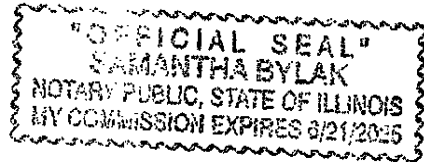
STATE OF ~~VIRGINIA~~, Illinois
COUNTY OF ~~AUGUSTA~~ COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Terri Wilson, Guardian for Makayla Wilson, a minor, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this ¹²~~17~~ day of January, 2022



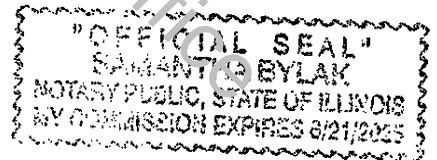
Terri Wilson, Guardian for
Madison Wilson, heir, a minor



STATE OF ~~VIRGINIA~~, Illinois
COUNTY OF ~~AUGUSTA~~ ss.
COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Terri Wilson, Guardian for Makayla Wilson, a minor, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this ¹²~~17~~ day of January, 2022




GRANTEES ADDRESS

Prepared By:
Otis C. Wright, Esq.
203 N. LaSalle St. Ste. 2100
Chicago, IL 60601



Mail To:
Solomon Wyatt
11833 S Laflin
Chicago, IL
60643

Name & Address of Taxpayer:
Solomon Wyatt
11833 S Laflin
Chicago, IL 60643

REAL ESTATE TRANSFER TAX	19-Jan-2022
	CHICAGO: 900.00
	CTA: 360.00
	TOTAL: 1,260.00 *

25-20-323-011-0000 | 20220101698747 | 1-143-860-880

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

REAL ESTATE TRANSFER TAX	19-Jan-2022
 	COUNTY: 60.00
	ILLINOIS: 120.00
	TOTAL: 180.00

25-20-323-011-0000 | 20220101698747 | 0-290-594-448

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EXHIBIT "A"

Legal Description

LOT 11 IN BLOCK 24 IN F.H. BARTLETT'S GREATER CALUMET SUBDIVISION OF CHICAGO, BEING A SUBDIVISION OF THE SOUTH HALF OF SECTION 20, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office