

UNOFFICIAL COPY

Doc#: 2206739100 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/08/2022 08:46 AM Pg: 1 of 2

WARRANTY DEED Illinois Statutory

Dec ID 20220201630867
ST/CO Stamp 1-654-982-032 ST Tax \$355.00 CO Tax \$177.50

Mail to:

Mike Yoeun
Susan Yoeun
1714 W Magnolia Lane
Mount Prospect, Il. 60056

Name & Address of Taxpayer:

Mike Yoeun
Susan Yoeun
1714 W Magnolia Lane
Mount Prospect, Il. 60056

RECORDER'S STAMP

The GRANTOR(S): Nick Zervas, a single man 1714 W Magnolia Ln. Mount Prospect, Il. 60056 and Martha Zervas, a single woman of 5101 Carriage Way Dr. Unit 314 Rolling Meadows, Il. 60008, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Mike Yoeun and Susan Yoeun, husband and wife, of 1537 Quaker Lane Prospect Heights, Il. 60070 as Tenants by the Entirety all interest in the following described land in the County of Cook State of Illinois; to wit:

LOT 421 IN ELK RIDGE VILLA UNIT NO. 6, BEING A SUBDIVISION OF LOT 1 AND PART OF LOT 2 IN EDWARD BUSSE'S DIVISION IN THE SOUTHEAST QUARTER OF SECTION 15, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF SAID ELK RIDGE VILLA UNIT NO. 6, REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON APRIL 19, 1965 AS DOCUMENT NUMBER 2204321.

Subject to:

1. All general real estate taxes not yet due and payable at the time of closing.
2. 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

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

PIN: 08-15-411-024-0000

Property Address: 1714 W Magnolia Ln. Mount Prospect, Il. 60056

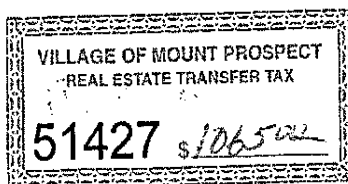
Dated February 24, 2022

NICK ZERVAS (seal)
Nick Zervas

MARSHA ZERVAS (seal)
Martha Zervas

Old Republic National Title
Insurance Company
9601 Southwest Highway
Oak Lawn, IL 60453

22147320 1/2



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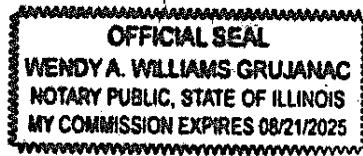
STATE OF Illinois }
 } ss
 County of Cook }

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT Nick Zervas and Martha Zervas are personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the 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 notarial seal, February 24, 2022

WITNESS my hand and official seal.

Signature 



My Commission Expires 08/21/2025



(Seal)

Prepared by:

Elias Mantzavrakos, Esq
 1699 Wall St. Suite 420
 Mount Prospect, IL 60056

County - Illinois Transfer Stamps Exempt under provisions of paragraph Section 31-45, Real Estate Transfer Tax Law Date: _____ Buyer, Seller or Representative

**This conveyance must contain the name and address of Grantee for tax billing purposes: Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).

REAL ESTATE TRANSFER TAX		01-MAR-2022
		COUNTY: 177.50
		ILLINOIS: 355.00
		TOTAL: 532.50
08-15-411-024-0000 20220201630867 1-654-982-032		