

UNOFFICIAL COPY

Doc#: 2207306152 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/14/2022 09:43 AM Pg: 1 of 3

WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20220301648979
ST/CO Stamp 0-492-459-408 ST Tax \$415.00 CO Tax \$207.50
City Stamp 0-299-423-120 City Tax: \$4,357.50

LN2202025386 1042

Property of Cook County Clerk's Office

(The Above Space for Recorder's Use Only)

THE GRANTOR Veronica Morales, an unmarried woman, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Emily Elizabeth Kiser and Patrick Robert Mangiaforte, wife and husband, of the City of Chicago, County of Cook, State of Illinois and Keith Frederick Kiser, a married man, of City of Mauldin, State of South Carolina, as joint tenants, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:



* 2449 W. Wilson Ave Apt 1
Chicago IL 60625


SEE ATTACHED LEGAL DESCRIPTION

Permanent Index Number(s): 13-14-410-035-0000
Property Address: 4216 N. Bernard Street, Chicago, IL 60618

SUBJECT TO: Covenants, conditions and restrictions of record, utility easements and general taxes for the year 2021 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

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

REAL ESTATE TRANSFER TAX		11-Mar-2022	
		COUNTY:	207.50
		ILLINOIS:	415.00
		TOTAL:	622.50
13-14-410-035-0000		20220301648979 0-492-459-408	

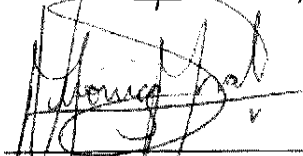
REAL ESTATE TRANSFER TAX		11-Mar-2022	
		CHICAGO:	3,112.50
		CTA:	1,245.00
		TOTAL:	4,357.50 *
13-14-410-035-0000		20220301648979 0-299-423-120	

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

Landtrust National Title Services
120 S LaSalle Street, Suite 1700
Chicago, Illinois 60603

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Dated this 4th day of March, 2022.



Veronica Morales

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Veronica Morales 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, sealed and delivered in the instrument as her 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, this 4th day of March, 2022.



(SEAL)
Notary Public



PREPARED BY:

Harry E. Bartosiak
Bartosiak Law LLC
1834 Walden Office Square, Suite 575
Schaumburg, IL 60173

MAIL TO:

~~Cindy S. Mangiaforte
100 S. Sanders Rd., Suite 150
Lake Forest, IL 60045~~

*Emily Kiser & Patrick Mangiaforte
4216 N. Bernard Street
Chicago IL 60618*

SEND SUBSEQUENT TAX BILLS TO:

Emily Kiser and Patrick Mangiaforte
4216 N. Bernard Street
Chicago, IL 60618

LN22025386

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Exhibit A

LOT 17 IN BLOCK 3 IN A. H. HILL AND COMPANY'S BOULEVARD ADDITION TO IRVING PARK, BEING A SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 13-14-410-035--0000

For Informational Purposes only: 4216 North Bernard Street, Chicago, IL 60618

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