UNOFFICIAL CC

WARRANTY DEED

AFTER RECORDING MAIL TO:

SPINA MCGUIRE & DEAL PC 7610 W. NOIGH AVE Elmwood Park, Fr 60707

MAIL REAL ESTATE TAX BILL TO: IAN FIGULY & CLARE MCMAHON 934 NORTH GROVE AVE OAK PARK, IL 60302

Doc#. 2209713024 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 04/07/2022 09:52 AM Pg: 1 of 3

Dec ID 20220301654325

ST/CO Stamp 0-675-005-328 ST Tax \$750.00 CO Tax \$375.00

(Reserved for Recorders Use Only)

THE GRANTOR: DAVID R. BISTERFELDT AND TRACY M. BISTERFELDT, F/K/A TRACY M. SCHAFER, HUSBAND AND WIFF of 934 NORTH GROVE AVE., OAK PARK, IL 60302, for and in consideration of TEN AND 20/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid convey and warrant to and CLAIRE L. McMahon BOTH SINGLE, AS JOINT TENANTS, to pave and to hold, the following described Real estate, situated in the County of Cook, in the State of Winois, to wit: *** notastinants * Ian E. Figury tan unmarried man incommon, but SEE ATTACHED LEGAL DESCRIPTION as joint tenants ar unmarried woman Commonly known as:

934 NORTH GROVE AVE. OAK PARK, IL 60302 with right of

PIN:

16-06-126-004-0000

SURVIVORShip

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

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 enjoyn ent of the Real Estate; and general real estate taxes not due and payable at the time of Closing.



2265A 229-367NA

Chicago Title

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| DATED this <u>28th</u> day of <u>March</u> , 20 <u>22</u> . | |
|--|-----------------|
| DAVID R. BISTERFELDT TRACY M. BISTERFELDT, F/K/A TRACY SCHAFER | [;] М. |
| | |
| STATE OF DUNING | |
| COUNTY OF)SS | |
| I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that DAVID R. BISTERFELDT and TRACY M. BISTERFELDT, F/K/A TRACY M. SCHAFER, 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 individually acknowled that they signed and delivered the said instrument as their free and voluntary act for the use and purposes therein set forth, including the release and waiver of the right of homestead. | l. o lged |
| Given under my hand and official seal this day of, 20, 20 | • |
| MARGARET C TOOHEY Official Seal Notary Public - State of Illinois My Commission Expires Aug 26, 2025 Notary Public Notary Public | |
| NAME AND ADDRESS OF PREPARER: John O'Leary 120 S. State St. #200 Chicago, IL 60622 | |
| REAL ESTATE TRANSFER TAX 05 Apr 2022 | |

| REAL ESTATE TRANSFER TAX | | | | 05-Apr-2022 | |
|--------------------------|--------------------|--|----------------|---------------|--|
| | | | COUNTY: | 375.00 | |
| | | | ILLINOIS: | 750.00 | |
| | | | TOTAL: | 1,125.00 | |
| _ | 16-06-126-004-0000 | | 20220301654325 | 0-675-005-328 | |

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LEGAL DESCRIPTION

PARCEL 1: LOT 21 IN BLOCK 16 IN SALINGER AND HUBBARD'S KENILWORTH BOULEVARD ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2 EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DOCUMENT RECORDED JUNE 16, 1927 AS 9686960 FOR THE PURPOSE OF JOINT USE AND BENEFIT OF DRIVEWAY OVER THE FOLLOWING DESCRIBED LAND: 5 FEET 10 DE MEASURED OFF FROM THE SOUTH SIDE, COMMENCING ON NORTH GROVE AVENUE AND EXTENDING BACK EASTERLY 162 FEET AND 10 INCHES BEING THE FULL DEPTH, OF LOT 22 IN BLOCK 16 IN SALINGER AND HUBBARD'S KENILWORT'H BOULEVARD ADDITION TO OAK PARK, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.