

UNOFFICIAL COPY

Doc#: 2211234052 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/22/2022 11:40 AM Pg: 1 of 2

Dec ID 20220401677865
ST/CO Stamp 0-276-536-208 ST Tax \$526.50 CO Tax \$263.25
City Stamp 1-533-631-376 City Tax: \$5,528.25

Warranty Deed Statutory (Illinois)

THE GRANTOR, **Carol Conradt**, a single person, of the City of Chicago, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEYS AND WARRANTS to **Daniel Kening and Marcia Frellick**, 4368 N. California Ave. 15 as ~~tenants by the entirety~~, all interest in the following described real estate (together with any improvements thereon) (collectively, the "Property") situated in the County of Cook, State of Illinois, to wit:

LOT 82 IN WILLIAM H. BRITIGAN'S BUDLONG WOODS GOLF CLUB ADDITION, BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 12, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS..

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

Subject, however, to the general taxes for the year of 2021 and thereafter, to all instruments, covenants, restrictions, conditions, exceptions and liens of record, and subject to the rights or claims of parties in possession under recorded leases, applicable zoning laws, ordinances, regulations or subdivision indentures, and any facts or exceptions which an accurate survey or inspection of the above described Property would show.

Permanent Index Number(s): **13 - 12 - 223 - 013 - 0000**

Property Address: **2619 West Summerdale Avenue, Chicago, IL 60625**

22801748-IL 2 of 3

Chicago
60625

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Dated this 12th day of APRIL, 2022.

Carol Conradt
Carol Conradt

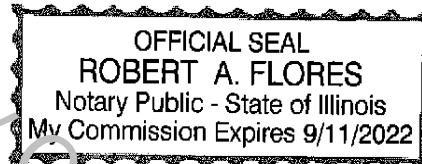
STATE OF ILLINOIS)
COUNTY OF COOK) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Carol Conradt**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/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, this 12th day of APRIL, 2022.

Robert A. Flores
Notary Public

My commission expires:
9/11/2022



THIS DOCUMENT PREPARED BY:
Attorney Robert A. Flores
Flores & O'Grady, RLLP
6203 West 55th Street
Chicago, IL 60638

MAIL TAX BILL TO:
Daniel Kening and Marcia Frellick
2619 West Summerdale Avenue
Chicago, IL 60625

MAIL RECORDED DEED TO:
Marcia Frellick
Daniel Kening