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**Warranty DEED
ILLINOIS STATUTORY**

1615409
copy 1

Doc#: 2212601332 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/06/2022 12:50 PM Pg: 1 of 3

Dec ID 20220401699345
ST/CO Stamp 1-847-965-584 ST Tax \$15.00 CO Tax \$7.50
City Stamp 1-388-885-904 City Tax: \$157.50

THE GRANTOR(S), LaVerne Smith, ^{a Single Woman} of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to ADVANTA IRA SERVICES LLC FBO JAMES J, DOW IRA #8006963 (GRANTEE'S ADDRESS) 13191 Starkey Rd., Suite 2, Largo, FL 33773 of the County of Pinellas, all interest in the following described Real Estate situated in the Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION


SUBJECT TO:

Covenants, conditions and restrictions of record, General taxes for the year 2021 and subsequent years.



Permanent Real Estate Index Number(s): 25-22-324-006-0000
Address(es) of Real Estate: 342 E 119th Street, Chicagao, IL 0628

Dated this 29th day of April, 2022


LaVerne Smith

REAL ESTATE TRANSFER TAX	05-May-2022
 CHICAGO:	112.50
CTA:	45.00
TOTAL:	157.50 *

25-22-324-006-0000 | 20220401699345 | 1-388-885-904
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	05-May-2022
 COUNTY:	7.50
 ILLINOIS:	15.00
TOTAL:	22.50

25-22-324-006-0000 | 20220401699345 | 1-847-965-584

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT LaVerne Smith, 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 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 official seal, this 29th day of April, 2022



Rhonda L Griffin (Notary Public)

Prepared By: Dean J. Lurie
1 E Wacker Drive, Suite 2610
Chicago, IL 60601

Mail To:
and
Name & Address of Taxpayer:
ADVANTA IRA SERVICES LLC FBO JAMES J, DOW IRA #8006933
13191 Starkey Rd., Suite 2, Largo, FL 33773

Property of Cook County Clerk's Office

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ALTA COMMITMENT FOR TITLE INSURANCE SCHEDULE A

ISSUED BY
STEWART TITLE GUARANTY COMPANY

Exhibit A - Legal Description

Lot 7 in Block 2 in St. Salomae's Second Subdivision being a Subdivision of Block 6 (except the West 141 feet) of First Addition to Kensington in Section 22, Township 37 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

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This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a countersignature by the Company or its issuing agent that may be in electronic form.

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008UN - ALTA Commitment For Title Insurance (8/1/16)

