

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 2213121250 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/11/2022 10:04 AM Pg: 1 of 2

Dec ID 20220401697617
ST/CO Stamp 0-761-171-856 ST Tax \$516.00 CO Tax \$258.00
City Stamp 1-298-042-768 City Tax: \$5,418.00

THE GRANTORS, SIMON GRIFFETH and CARRIE MATHOS, husband and wife, residing at 4105 N. Monticello Ave., Chicago, Illinois 60618, in consideration of the sum of TEN AND NO/100 (\$10.00) DOLLARS in hand paid, receipt whereof is hereby acknowledged, do hereby convey and warrant unto Grantees, ROBERT K. LOCKHART and COURTNEY C. STEPIEN, husband and wife, residing at 3537 N. Damen, Unit 2, Chicago, Illinois 60618, not as tenants in common, not as joint tenants with right of survivorship, but as TENANTS BY THE ENTIRETY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:


LOT 19 IN THE RESUBDIVISION OF LOTS 1 TO 24 IN BLOCK 25 IN THE SUBDIVISION OF BLOCKS 1 TO 31 OF W. B. WALKERS ADDITION TO CHICAGO IN THE SOUTHWEST 1/4 OF SECTION 14, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions, and restrictions of record, provided the foregoing do not/are not violated by the existing improvements or the present use of the Property; and general real estate taxes for 2021 and subsequent years.

Permanent Real Estate Index Number: 13-14-325-019-0000

Address of Real Estate: 4105 N. Monticello Ave., Chicago, Illinois 60618

IN WITNESS WHEREOF, the said Grantors have caused their names to be signed to these presents this 5th day of MAY, 2022.


SIMON GRIFFETH


CARRIE MATHOS

Chicago Title 225700655510 LOT 2 SWS

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STATE OF Illinois)
) SS.
COUNTY OF COOK)

I, Melissa Erpate, a notary public in and for said County, in the State aforesaid, DO CERTIFY THAT SIMON GRIFFETH and CAROLINE MARTIAL 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 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 waiver of homestead.

Given under my hand and official seal this 5th day of MAY, 2022.

Commission expires June 17, 2025 Melissa Erpate
Notary Public



This instrument was prepared by:

Naheed A. Amdani, Esq.
Law Offices of Naheed A. Amdani, P.C.
4909 Oakton Street
Skokie, Illinois 60077

MAIL TO:
Mary ~~Erpate~~ Parrett Kirby
4669 N. Manor Ave.
Chicago, IL 60625

SEND SUBSEQUENT TAX BILLS TO:
Robert Lockhart and Courtney Stepien
4105 N. Monticello Ave.
Chicago, IL 60618