

# UNOFFICIAL COPY

Doc# 2216004240 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/09/2022 03:23 PM Pg: 1 of 2

Dec ID 20220401697675  
ST/CO Stamp 0-848-527-440 ST Tax \$425.00 CO Tax \$212.50  
City Stamp 1-725-448-272 City Tax: \$4,462.50

## WARRANTY DEED ILLINOIS STATUTORY

20240807 1/2

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

(The Above Space for Recorder's Use Only)

THE GRANTORS Reyna J Smith, unmarried, and Eric T Hall, unmarried, of 5000 W Berteau Ave, Chicago, IL 60641 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Hilary Podgers and Benjamin Carlson, a married couple, as tenants by the entirety, of 1903 N Kedzie Ave, Unit 1N, Chicago, IL 60647, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 15 IN GARDNERS 6TH ADDITION TO MONTROSE, BEING A SUBDIVISION OF THAT PARTWEST OF MILWAUKÉE AVE. TO THE SOUTH HALF OF LOT 10 IN SCHOOL TRUSTEES SUBDIVISION OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 13-16-412-040-0000

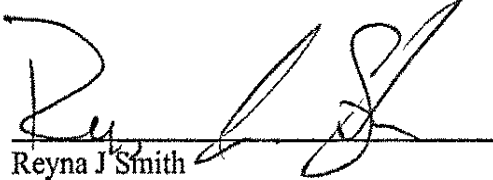
Property Address: 5000 W Berteau Ave, Chicago, IL 60641


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

# UNOFFICIAL COPY

Dated this 13th day of may, 2022.

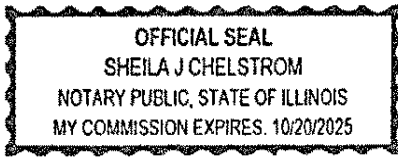
  
 Reyna J Smith

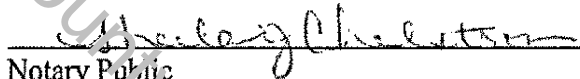
  
 Eric T Hall



STATE OF ILLINOIS       )  
   ) SS,  
 COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Reyna J Smith and Eric T Hall 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 in the 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 notarial seal, this 13th day of may, 2022.



  
 Notary Public

REAL ESTATE TRANSFER TAX		31-may-2022
	COUNTY:	212.50
	ILLINOIS:	425.00
TOTAL:		637.50
13-16-412-040-0000   20220401697675		0-848-527-440

THIS INSTRUMENT PREPARED BY  
 Thomas E Haight  
 Gardi, Haight, Fischer & Bhosale, Ltd.  
 939 Plum Grove Road, Suite C  
 Schaumburg, IL 60173

REAL ESTATE TRANSFER TAX		31-may-2022
	CHICAGO:	3,187.50
	CTA:	1,275.00
TOTAL:		4,462.50 *
13-16-412-040-0000   20220401697675		1-725-448-272

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

MAIL TO:

Winand & Loudenslagel Law Group LLC  
 800 Waukegan Rd  
 Glenview, IL 60025

SEND SUBSEQUENT TAX BILLS TO:

Hilary Podgers  
 5000 W Berteau Ave  
 Chicago, IL 60641