

UNOFFICIAL COPY

WARRANTY DEED

Grantor, **Howard Alford**, as successor trustee of **The Winnie Cannon Revocable Trust dated December 8, 2011**, for and in consideration of TEN DOLLARS and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to **Howard Alford**, a married man the following described Real Estate situated in Cook County, in the State of Illinois, to wit:

Legal Description: See Exhibit A
Property Address: 7926 South Princeton Avenue
Chicago, Illinois 60620
Permanent Index Number: 20-33-201-024-0000



Doc# 2218015008 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/29/2022 09:50 AM PG: 1 OF 3

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

SUBJECT TO: (i) current non-delinquent real estate taxes; (ii) special taxes or assessments for improvements not yet completed and other assessments or instalments thereof not due and payable at time of closing; (iii) covenants, conditions, agreements, building lines and restrictions of record

IN WITNESS WHEREOF, SAID have caused their names to be signed to these presents on this 24th day of March 2022.

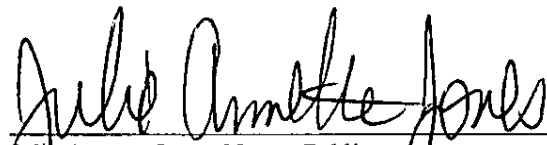
By: 
Howard Alford, as successor trustee of **The Winnie Cannon Revocable Trust dated December 8, 2011**

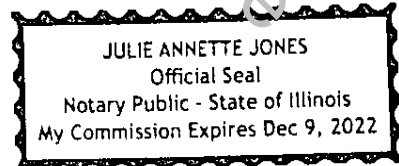
State of ILLINOIS)
) ss
County of COOK)

** exempt under Paragraph E Section 4 Consideration is less than \$100*

The undersigned, a Notary Public in and for the County and State aforesaid, does hereby certify **Howard Alford** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN, under my hand and Notarial Seal, this 24th day of March 2022.


Julie Annette Jones, Notary Public
My Commission Expires: December 9, 2022



This document was prepared by:
Julie Annette Jones, Esq.
14810 Cicero Avenue
Oak Forest, Illinois 60452

After recording return to:
Howard Alford
7926 South Princeton Avenue
Chicago, Illinois 60620

Mail Tax Bill to:
Howard Alford
7926 South Princeton Avenue
Chicago, Illinois 60620

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EXHIBIT A

LEGAL DESCRIPTION

LOT 33 IN BLOCK 3 IN FREDERICK H. BARTLETT'S STEWART AVENUE
SUBDIVISION OF THE NORTH 25 ACRES OF THE WEST 1/2 OF THE NORTHEAST 1/4
OF SECTION 33, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL
MERIDIAN, IN COOK COUNTY, ILLINOIS.



Address Commonly Known As: 7926 South Princeton Avenue
Chicago, Illinois 60620

Permanent Index No.: 20-33-201-024-0000

REAL ESTATE TRANSFER TAX		29-Jun-2022
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00*

20-33-201-024-0000 | 20220601661282 | 1-566-136-400

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

REAL ESTATE TRANSFER TAX		29-Jun-2022
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

20-33-201-024-0000 | 20220601661282 | 1-210-333-264

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

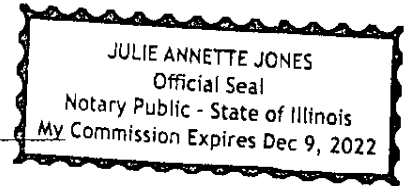
Dated: March 24, 2022

Signature: Howard A. Alford
Howard Alford (Trustee) - Grantor

Subscribed and sworn to before
Me by the said Grantor
this 24th day of March, 2022.

NOTARY PUBLIC

Julie Annette Jones



The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

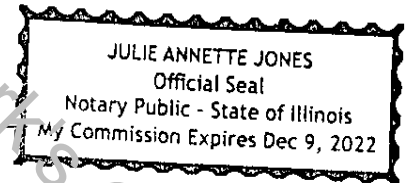
Date: March 24, 2022

Signature: Howard A. Alford
Howard Alford - Grantee

Subscribed and sworn to before
Me by the said Grantee
This 24th day of March, 2022.

NOTARY PUBLIC

Julie Annette Jones



NOTE: Any person who knowingly submits a false statement concerning the identity of grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)