

UNOFFICIAL COPY

Doc#: 2220804059 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/27/2022 07:12 AM Pg: 1 of 3

WARRANTY DEED TENANCY BY THE ENTIRETY

Dec ID 20220701689167
ST/CO Stamp 0-722-099-280 ST Tax \$325.00 CO Tax \$162.50

THE GRANTOR, CHRISTINA FATOUROS, a single woman, of the City of Salem and State of Arkansas, for and in consideration of \$325,000.00 in hand paid, conveys and warrants to CHRISTOPHER T. KOPECHESSI and LINDSAY M. DUDAL, a Married Couple, of the City of Barrington and State of IL, husband and wife, not as joint tenants or tenants in common, 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 12 IN BLOCK 4 IN A. T. MCINTOSH AND COMPANY'S HILLSIDE ADDITION TO BARRINGTON, A SUBDIVISION OF THE SOUTH HALF OF SECTION 1 AND THE NORTH HALF OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 27, 1925 AS DOCUMENT 8924976 AND CERTIFICATE OF CORRECTION RECORDED SEPTEMBER 15, 1925 AS DOCUMENT 9035003, IN COOK COUNTY, 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.

hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Permanent Index Number: 01-01-307-009-0000

Address of Real Estate: 839 S. GROVE AVE., BARRINGTON, Illinois 60010

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Dated: July 21, 2022

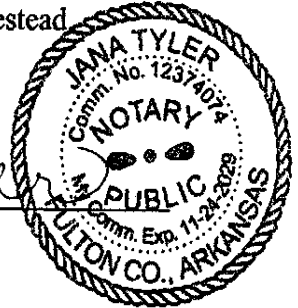
Christina Fatouros
CHRISTINA FATOUROS

STATE OF ARKANSAS)
COUNTY OF Fulton) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT CHRISTINA FATOUROS, personally known to me to be the person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed, and delivered the said instrument as her 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 21st day of July, 2022.

Jana Tyler
(Notary Public)



Prepared By:

Matthew S. Payne, The Payne Law Office, Chartered, 6444 N. Milwaukee Ave., Chicago, Illinois 60631, Attorney for CHRISTINA FATOUROS

Mail To:

Christopher T. Kopechessi and Lindsay M. Dudal, 839 S. Grove Ave., Barrington, Illinois 60010

Name and Address of Taxpayer / Address of Property:

Christopher T. Kopechessi and Linday M. Dudal, 839 S. Grove Ave., Barrington, Illinois 60010

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File No: **AT220743**

EXHIBIT "A"

LOT 12 IN BLOCK 4 IN A. T. MCINTOSH AND COMPANY'S HILLSIDE ADDITION TO BARRINGTON, A SUBDIVISION OF THE SOUTH HALF OF SECTION 1 AND THE NORTH HALF OF SECTION 12, TOWNSHIP 42 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 27, 1925 AS DOCUMENT 8924976 AND CERTIFICATE OF CORRECTION RECORDED SEPTEMBER 15, 1925 AS DOCUMENT 9035003, IN COOK COUNTY, ILLINOIS.

**Property Address: 839 S GROVE AVE BARRINGTON, IL 60010
Parcel ID Number: 01-01-307-009-0000**

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Old Republic National Title Insurance Company. 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.

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**Commitment for Title Insurance (8-1-2016)
Technical Correction 4-2-2018
Schedule B - Part II**