

UNOFFICIAL COPY

WARRANTY DEED
Illinois Statutory
(Individual to Individual)

AFTER RECORDING MAIL TO:

Allison Jumic and Ray Labayo
335 Franklin Ave.
River Forest, IL 60305

SEND SUBSEQUENT TAX BILLS TO:

Allison Jumic and Ray Labayo
335 Franklin Ave.
River Forest, IL 60305

Doc#. 2222734109 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/15/2022 10:37 AM Pg: 1 of 2

Dec ID 20220801600073
ST/CO Stamp 1-300-304-464 ST Tax \$975.00 CO Tax \$487.50

Above space for Recorder's use only

THE GRANTORS: Casey F. Wendeln, as Trustee of the Casey F. Wendeln Declaration of Trust dated December 24, 2015 and Lia A. Bernardi Wendeln, as Trustee of the Lia A. Bernardi Wendeln Declaration of Trust dated December 24, 2015, for and in consideration of Ten and 00/100 DOLLARS, and other good and valuable consideration, \$10.00 in hand paid, CONVEY and WARRANT to THE GRANTEES: Allison Jumic and Ray Labayo, a married couple, of 400 E. Randolph St., Chicago, IL 60601, not as Tenants in Common, not as Joint Tenants, 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 5 IN BLOCK 2 IN E.S. CONWAY'S RESUBDIVISION OF RANSON'S'S SUBDIVISION OF THE WEST HALF OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 15-12-304-004-0000
Address of Real Estate: 335 Franklin Ave., River Forest, IL 60305

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois TO HAVE AND TO HOLD said premises forever.

SUBJECT TO: Covenants, conditions, and restrictions of record; 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 yet due and payable at the time of Closing

SIGNATURES & NOTARY ACKNOWLEDGEMENT ON FOLLOWING PAGE

2265A356 130LP
183

Chicago Title

This instrument was prepared by:

Ashen Law Group
217 N. Jefferson St., Suite 601
Chicago, IL 60661
(312) 655-0800

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WARRANTY DEED SIGNATURE PAGE 1 OF 1

Dated this 8 day of August, 2022

THE CASEY F. WENDELN DECLARATION OF TRUST DATED DECEMBER 24, 2015

[Signature]
By Casey F. Wendeln, as Trustee

THE LIA A. BERNARDI WENDELN DECLARATION OF TRUST DATED DECEMBER 24, 2015

[Signature]
By Lia A. Bernardi Wendeln, as Trustee

STATE OF ILLINOIS)
) SS.:
COUNTY OF COOK

I, CYNTHIA TURNBOW the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Casey F. Wendeln and Lia A. Bernardi Wendeln, 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 a 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 8th day of August, 2022

My commission expires on OCTOBER 1, 2024

[Signature]
NOTARY PUBLIC



REAL ESTATE TRANSFER TAX		11-Aug-2022
COUNTY:		487.50
ILLINOIS:		975.00
TOTAL:		1,462.50
15-12-304-004-0000	20220801600073	1-300-304-464

RIVER FOREST
VILLAGE OF RIVER FOREST
Real Estate Transfer Tax
Date 8/10/22 Amount Paid \$975.00