

# UNOFFICIAL COPY

## WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2223507037 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 08/23/2022 07:25 AM Pg: 1 of 2

Dec ID 20220801613025  
ST/CO Stamp 1-738-961-488 ST Tax \$400.00 CO Tax \$200.00

Chicago Title / RM  
2265ASS13S2H4  
(1882)

THE GRANTORS, TIMOTHY J. CARROLL and KAREN A. CARROLL, husband and wife, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Warrants to:

ROBERT F. PEEL, and MARY KIVLEHAN, <sup>Husband & wife</sup> of 12240 Arbor Trail, Palos Heights, Illinois 60463, <sup>NOT</sup> as Joint Tenants, but as TENANTS IN COMMON, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: <sup>but as Tenants by the Entirety</sup>

LOT 22 IN WIEGEL AND KILLGALLEN'S PALOS MEADOWS, A SUBDIVISION OF THE NORTH 1/2 AND THE SOUTH 1/2 (EXCEPT THE SOUTH 237 FEET OF THE NORTH 270 FEET OF THE WEST 427 FEET OF SAID SOUTH 1/2) OF THAT PART OF THE WEST 1/2 OF THE NORTH WEST 1/4 OF SECTION 31, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, LYING SOUTH OF THE NORTH 32.52 ACRES THEREOF, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** (a) General real estate taxes not due and payable at the time of Closing; (b) covenants, conditions and restrictions of record; (c) building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**Permanent Real Estate Index Number(s):** 24-31-104-012-0000

**Address of Real Estate:** 13005 S. 71<sup>st</sup> Court, Palos Heights, Illinois 60463

Dated this 15<sup>th</sup> day of August, 2022.

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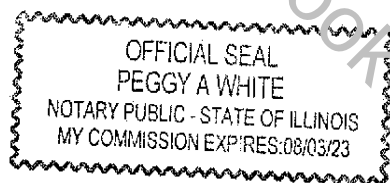
Timothy J. Carroll  
TIMOTHY J. CARROLL

Karen A. Carroll  
KAREN A. CARROLL

STATE OF ILLINOIS, COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **TIMOTHY J. CARROLL and KAREN A. CARROLL, husband and wife**, 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 release and waiver of the right of homestead.

Given under my hand and official seal, this 15<sup>th</sup> day of August, 2022.



Peggy A. White (Notary Public)

**Prepared By:**

Joseph R. Barbaro  
Attorney at Law

9760 South Roberts Road, Suite 2A  
Palos Hills, Illinois 60465

**Mail To:**

William C. Dowd  
Attorney at Law  
7480 W. College Drive  
Palos Heights, IL 60463

**Name and Address of Taxpayer:**

Robert Peel & Mary Kivlehan  
13005 S. 71<sup>st</sup> Court  
Palos Heights, Illinois 60463