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767069 2/3

Chicago Title Insurance Company

WARRANTY DEED ILLINOIS STATUTORY

Citywide Title Corporation
111 W. Washington Street
Suite 1280
Chicago IL 60602

Doc#: 2224306006 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/31/2022 06:12 AM Pg: 1 of 4

Dec ID 20220801602756
ST/CO Stamp 2-009-117-264 ST Tax \$565.00 CO Tax \$282.50

THE GRANTOR(S), Alisha Mowbray, a married woman, of the City of Harvard, County of McHenry, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to Andrew David Prazich as Trustee of the Andrew David Prazich Trust dated May 17, 2022, and Delphine Elaine Risto as Trustee of the Delphine Elaine Risto Trust dated May 17, 2022, of Chicago, Illinois of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

****TENANTS BY THE ENTIRETY**
THE NORTH 35 FEET OF THE SOUTH 70 FEET OF LOTS 6, 7 IN BLOCK 1 IN RIDGELAND, A SUBDIVISION OF SECTION(S) 7, 8, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

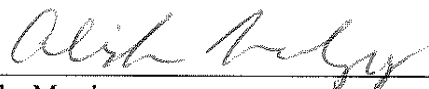
THIS IS NOT HOMESTEAD PROPERTY

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR THE SECOND 1/2 OF 2021 AND THEREAFTER.

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): 16-08-105-003-0000
Address(es) of Real Estate: 430 N. Humphrey Avenue, Oak Park, Illinois 60302

Dated this 8th day of August, 2022



Alisha Mowbray

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Alisha Mowbray, a married woman, personally known to me to be the same person(s) whose name(s) 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 8th day of August, 2022



Prepared By: Joseph R. Spillane, Esq.
8165 Date Road
Bridgman, Michigan 49106

Mail To:
Kevin Mitrick, Esq.
141 W. Jackson Blvd. #2800
Chicago, Illinois 60604

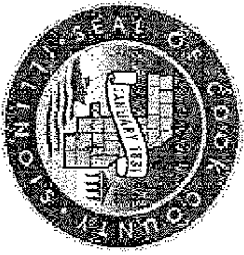
Name & Address of Taxpayer:
Andrew David Prazich
430 N. Humphrey Avenue
Oak Park, Illinois 60302



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REAL ESTATE TRANSFER TAX

16-Aug-2022



COUNTY:	282.50
ILLINOIS:	565.00
TOTAL:	847.50

16-08-105-003-0000

20220801602756

2-009-117-264

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File No: 767069

EXHIBIT "A"

THE NORTH 35 FEET OF THE SOUTH 70 FEET OF LOTS 6 AND 7 IN BLOCK 1 IN RIDGELAND, A SUBDIVISION OF SECTION(S) 7 AND 8, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P16-08-105-003-0000

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. 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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