

# UNOFFICIAL COPY

File 22-0883 1/2

**This instrument was prepared by:**

Kori M. Bazanos  
Bazanos Law P.C.  
20 North Clark St., Ste. 3300  
Chicago, Illinois 60602

**And after recording should be mailed to:** Kenneth Barr

1808 S. Michigan Ave  
Unit 11  
Chicago, IL, 60616

Doc#: 2224907254 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/06/2022 07:51 AM Pg: 1 of 2

Dec ID 20220801616988  
ST/CO Stamp 1-338-022-480 ST Tax \$985.00 CO Tax \$492.50  
City Stamp 2-009-111-120 City Tax: \$10,342.50

*FOR RECORDER'S USE ONLY*

## WARRANTY DEED

THE GRANTOR, **Craig S. Best and Andrea L. Hehr**, husband and wife, **1702 W. Wabansia Ave., Chicago, IL 60622**, in consideration of TEN DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **Kenneth Barr and Catherine Igartua**, husband and wife, **1808 S Michigan Ave Unit 11, Chicago IL 60616**, as tenants by the entirety, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Lot 93 in Rose's Subdivision of Block 27 in Sheffield's Addition to Chicago in the Southeast 1/4 of Section 31, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.


PIN: 14-31-421-032-0000

Commonly known as: 1702 W. Wabansia Ave., Chicago, IL 60622

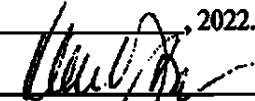
SUBJECT TO covenants, conditions, and restrictions of record and building lines and easements, if any; acts done by or suffered through Buyers, all special governmental taxes, confirmed and unconfirmed that are not included in the Cook County real estate tax bill, and

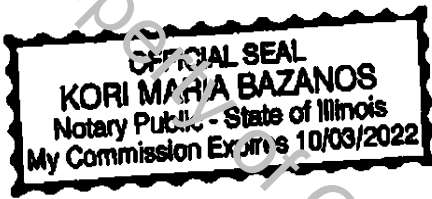
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general real estate taxes not yet due and payable at the time of Closing.

DATED this 20 day of August, 2022   
Craig S. Best


STATE OF ILLINOIS, COUNTY OF COOK, ss, I, the undersigned, a Notary Public in and for said County, in the States aforesaid, DO HEREBY CERTIFY that Craig S. Best, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes herein set forth.

Given under my hand and official seal, this 20 day of August, 2022.   
Notary Public  
My commission expires 10/3, 2022




DATED this 20 day of August, 2022   
Andrea L. Hehr



STATE OF ILLINOIS, COUNTY OF COOK, ss, I, the undersigned, a Notary Public in and for said County, in the States aforesaid, DO HEREBY CERTIFY that Andrea L. Hehr, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes herein set forth.

Given under my hand and official seal, this 20 day of August, 2022.   
Notary Public  
My commission expires 10/3, 2022



Send Subsequent tax bills to:  
Kenneth Barr  
1702 W. Wabansia Ave.  
Chicago, IL 60622

REAL ESTATE TRANSFER TAX		02-Sep-2022
	CHICAGO:	7,387.50
	CTA:	2,955.00
	TOTAL:	10,342.50 *
14-31-421-032-0000   20220801616988   2-009-111-120		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		02-Sep-2022
	COUNTY:	492.50
	ILLINOIS:	965.00
	TOTAL:	1,477.50
14-31-421-032-0000   20220801616988   1-338-022-480		