

UNOFFICIAL COPY



WARRANTY DEED  
Statutory (Illinois)  
(Tenancy by the Entirety)

Doc# 2232115007 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/17/2022 10:50 AM PG: 1 OF 3

GRANTOR

2631 N. Mozart Inc., a corporation created and existing under and by virtue of the laws of the State of Illinois, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to

Todd J. Douglas and Molly N. Douglas  
2842 N. Richmond St.  
Chicago, IL 60618

as husband and wife, as TENANTS BY THE ENTIRETY and not as Joint Tenants with rights of survivorship, nor as Tenants in Common the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART THEREOF

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 as husband and wife, not as Joint Tenants nor as Tenants in Common but as TENANTS BY THE ENTIRETY forever

SUBJECT TO: covenants, conditions, and restrictions of record, and to General Taxes for 2022 and subsequent years.

Permanent Real Estate Index Number(s): 13-25-307-029-0000

Address of Real Estate: 2631 N. Mozart St., Chicago, IL 60647

Dated this 17th day of November, 2022.

2631 N. MOZART INC.



PLEASE  
PRINT OR  
TYPE NAME(S)  
BELOW  
SIGNATURE(S)

By: [Signature] (SEAL)  
Lyle Schachter, President

By: [Signature] (SEAL)  
Lyle Schachter, Secretary

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<b>REAL ESTATE TRANSFER TAX</b>		17-Nov-2022
	COUNTY:	446.00
	ILLINOIS:	892.00
	<b>TOTAL:</b>	<b>1,338.00</b>
13-25-307-029-0000   20221101684761   1-573-848-400		

TO

Tenancy by the Entirety

WARRANTY DEED

<b>REAL ESTATE TRANSFER TAX</b>		14-Nov-2022
	<b>CHICAGO:</b>	6,690.00
	<b>CTA:</b>	2,676.00
	<b>TOTAL:</b>	<b>9,366.00 *</b>
13-25-307-029-0000   20221101684761   0-711-932-240		

\* Total does not include any applicable penalty or interest due.

State of Illinois, County of Cook ss I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Lyle Schachter personally known to me to be the same person signing the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE

Given under my hand and official seal, this 10<sup>th</sup> day of November, 2022.

Commission expires \_\_\_\_\_, 20\_\_.



  
 \_\_\_\_\_  
 NOTARY PUBLIC

This instrument was prepared by Ronald Kaplan, Ltd., 134 N. LaSalle St., Suite 1710, Chicago, IL 60602.

**MAIL TO:**

Robert Connealy
(Name)
220 N. Green St.
(Street Address)
Chicago, IL 60607
(City, State, Zip)

**SEND SUBSEQUENT TAX BILLS TO:**

_____
(Name)
_____
(Street Address)
_____
(City, State, Zip)

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EXHIBIT A

## LEGAL DESCRIPTION

LOT 35 (EXCEPT THE SOUTH 22 FEET THEREOF), LOT 36 AND THE SOUTH 2 FEET OF LOT 37 IN THE SUBDIVISION OF LOTS 1 AND 2 IN THE SUPERIOR COURT PARTITION OF LOT 3 IN BARRON, HEALD AND OTHERS SUBDIVISION OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN. IN COOK COUNTY, ILLINOIS.

FOR INFORMATIONAL PURPOSES ONLY:

Common Address: 2631 N. Mozart St., Chicago, IL 60647  
PIN# 13--25-307-029-0000

Property of Cook County Clerk's Office