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Chicago Title / *KAM*

226NW 068011NP (1 of 2)

Doc#: 2234041051 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/06/2022 10:11 AM Pg: 1 of 3

Dec ID 20221101689229
ST/CO Stamp 0-235-525-456 ST Tax \$144.00 CO Tax \$72.00

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Kayla Davis
2753 174th St
Hazel Crest, IL 60429

(The Above Space for Recorder's Use Only)

THE GRANTOR Kayla Davis, married to Kevin Davis, of 2753 174th St, Hazel Crest, IL 60429 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Perry Watkins and Tamara Best-Watkins, a married couple, of 3832 W 85th St, Justice, IL 60458, not as tenants in common, nor 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:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"
Permanent Index Number(s): 28-25-412-002-0000

Property Address: 2753 174th St, Hazel Crest, IL 60429

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

SUBJECT TO: covenants, conditions and restrictions of record and 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 due and payable at the time of Closing.

Dated this 1st day of Dec, 2022.

Kayla Davis
Kayla Davis

Kevin Davis
Kevin Davis for the purposes of waiving
Homestead Rights

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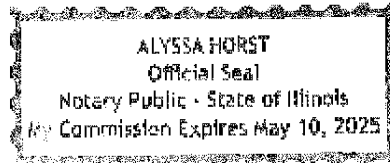
STATE OF ILLINOIS)
) SS,
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kayla Davis and Kevin Davis 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 in the 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 notarial seal, this 1st day of Dec, 2022.

Notary Public

THIS INSTRUMENT PREPARED BY
William D Lohrman
Law Office of William D Lohrman
123 Washington St., Suite 332
Oswego, IL 60543



MAIL TO:

Berardi & Associates, LLC
14919 Founders Crossing
Homer Glen, IL 60491

SEND SUBSEQUENT TAX BILLS TO:

Perry Watkins
2753 174th St
Hazel Crest, IL 60429

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EXHIBIT A LEGAL DESCRIPTION

LOT 4 IN BLOCK 8 IN E. C. MAHONEY'S TWIN CREEK VILLAGE, BEING A
SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP
36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK
COUNTY, ILLINOIS.

Property of Cook County Clerk's Office