UNOFFICIAL COPY

22168*5*93 Warranty deed

Mail to:

EPG CHICAGO JV IV LLC 21 W485 TERRACE AVE MEDINAH, IL 60157

Name & address of taxpayer: EPG CHICAGO JV IV LLC 21 W485 TERRACE AVE MEDINAH, IL 60157 Doc#. 2236133351 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 12/27/2022 03:06 PM Pg: 1 of 4

Dec ID 20221201618917

ST/CO Stamp 0-919-878-992 ST Tax \$117.50 CO Tax \$58.75

City Stamp 0-713-178-448 City Tax: \$1,233.75

THE GRANTOR(S) KEVIN WALTERS AND SABRINA GRACE of the CITY of CHICAGO County of COOK and State of ILLINOIS, for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid.

CONVEY AND WARRANT to EPG CHICAGO (2) IV LLC of 21W485 TERRACE AVE, MEDINAH IL 60157 (address), all interest in the following described real estate situated in the County of COOK, in the State of Illinois, to wit:

IN BLOCK 4 IN WRIGHT'S FIRST ADDITION TO JACKSON PARK, BEING A SUBDIVISION OF BLOCKS 1, 2, 3, 4, AND 8 IN COMMISSIONER'S PARTITION OF THE EAST ½ OF THE EAST ½ OF THE NORTH WEST ¼ OF SECTION 1, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE TARID PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

THIS IS HOMESTEAD PROPERTY AS TO THE GRANTORS

Subject to the real estate taxes for the year 2022 and subsequent years, covenants, conditions, rest. Tottons, and special assessments confirmed after the date of the contract, if any, easements of records, building lines, zoning ordinances public right of ways for roads and highways.

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 forever.

Permanent index number(s) 25-01-116-018-0000

Property address: 8859 S BENNETT AVE CHICAGO, IL 60617

DATED this 21 day of December 2022.

KEVIN WALTERS

SABRINA GRACE

2236133351 Page: 2 of 4

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WARRANTY DEED

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 KEVIN WALTERS AND SABRINA GRACE

OFFICIAL SEAL STEPHANIE N HERNANDEZ NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION ED PIRES:04/13/23

personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and the person(s) acknowledged that the person(s) signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth

Given under my hand an a official seal this 2154 day of December

Commission expires 4/13/2.3

Recorder's Office Box No.

or cook county conts of the red here! This instrument prepared at the direction of and not in representation of the parties named herein

NAME AND ADDRESS OF PREPARER: SHARON ROOS KIRKPATRICK 8833 GROSS POINT ROAD SUITE 208 SKOKIE, IL 60077

REAL ESTATE TRANSFER TAX

21-Dec-2022<mark>5</mark>

881.25孔

 $352.50\frac{1}{2}$

CHICAGO:

FOTAL:

 $1,233.75\frac{2}{5}$

25-01-116-018-0000 | 20221201618917 | 0-713-178-448 * Total does not include any applicable penalty or interest du

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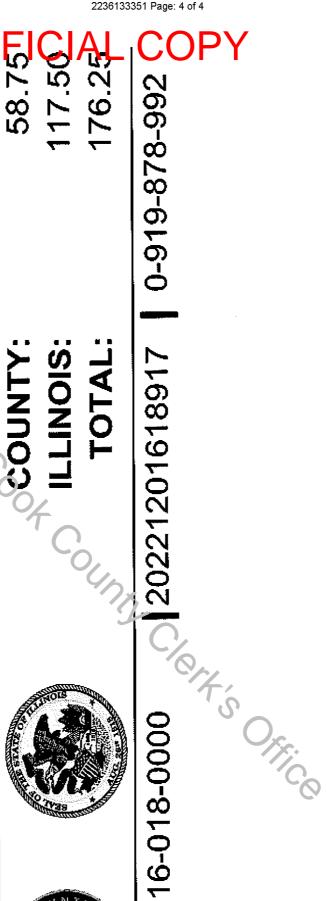
21-Dec-2022 58.75T

REAL ESTATE TRANSFER TAX

DO OF







COUNTY:

25-01-116-018-0000