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BT 22(0022-01871 (192) Warranty Deed

Statutory (ILLINOIS) (Individual to Individual)

Doc# 2301841018 Fee \$93.00

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

KAREH A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/18/2023 09:30 AM PG: 1 OF 7

After Recording Return to:

Burnet Title - Post Closing One Parkview Plaza, Suite 750 Oakbrook Terlace, IL 60181

Above Space for Recorder's Use Only

THE GRANTOR (S) Cynthia Florence,	, and Tonnie Flowers-Florence, unmarried, and
Charles Florence III,, hei	rs of Charles Florence, Jr., ***

for and in consideration of (\$10) TEN DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to

Ellis Nascentia LLC.

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 87 IN BLOCK 4 IN HILLIARD AND DOBBINS 1ST ADDITION TO WASHINGTON HEIGHTS, OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCRODING TO THE PLAT RECORDED AS DOCUMENT 56514, IN COOK COUNTY, ILLINOIS

hereby releasing and waiving all rights under and by virtue of the Homestrao Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises, forever.

Permanent Index Number (PIN): 25-08-101-022-0000

Address(es) of Real Estate:

9623 S. Beverly Ave.

Chicago, IL 60643

***This is not homestead property of any of the Grantors or any spouses of Grantors.

Dated this 2th day of December, 2022

 \mathcal{M}

PLEASE PRINT OR)

nthia Florence

(SEAL)

(SEAL

Tonnic Flowers-Florence

TYPE NAMES USEAL)

SIGNATURE(S) Charles Florence III

 REAL ESTATE TRANSFER TAX
 22-Dec-2022

 CHICAGO:
 600.00

 CTA:
 240.00

 TOTAL:
 840.00

25-08-101-022-0000 | 20221201613971 | 0-302-955-856

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

Official Seal Varine Hampton Notary Public State of Illinois My Commission Expires 12/08/2024

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COOK COUNTY CLERK OFFICE RECORDING DIVISION 118 N. CLARK ST. ROOM 120 CHICAGO, IL 60602-1387

COOK COUNTY CLERK OFFICE RECORDING DIVISION 118 N. CLARK ST. ROOM 120 CHICAGO, IL 60602-1387

COCK COUNTY CLERK OFFICE RECORDING DIVISION 118 N. CLARK ST. ROOM 120 CHICAGO, IL 60602-1387

REAL ESTATE TRANSFER TAX

COUNTY:

25-08-101-022-0000

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COUNTY: ILLINOIS: TOTAL: ...

17-Jan-2023 40.00 30.00 120.00

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20221201613971 | 0-960-736-080

UNOFFICIAL COPY

State of
Given under my hand and official seal, this 14th day of December 2000.
Commission expire 12-8 2024 (NOTARY PUBLIC
State of, County ofss, 1, the undersigned, a Notary Public In and for scid County, in the State aforesaid, DO HEREBY CERTIFY that Tonnie Flowers-Florence personally known to me to be the same person(s) whose name(x) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged thatshesigned, scaled and delivered the said instrument aslerfree 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,
Commission expires
NOTARY PUBLIC
State of, County ofss, I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that Charles Florence III personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged thathe signed, sealed and delivered the said instrument ashis 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, thisday of
Commission expires NOTARY PUBLIC
NOTARY PUBLIC
This instrument was prepared by: J. Thomas Witck, 3315 Algonquin, Suite 600, Rolling Meadows, IL 60008. Geantee's Address
MAIL TO: SEND SUBSPOUENT TAX BILLS TO:
Kyle D. GARNER Kyle D. GARNER 122 G. LEAVILL St. 122 G. LEAVILL St. 122 G. LEAVILL St. 122 G. LEAVILL St. 124 Chicago IL 60643
Chicago IL 100643 (hicago IL 60643

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Warranty Deed Statutory (ILLINOIS) (Individual to Individual) After Recording Return to: Burnet Title - Post Closing One Parkview Plaza, Suite 750 Oakbrook Torrace, IL 60181 Above Space for Recorder's Use Only THE GRANTOK (S) Cynthia Florence, -, and Tonnie Flowers-Florence, unmarried, and , heirs of Charles Florence, Jr., *** Charles Florence III, for and in consideration of (\$10) TEN DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to Ellis Nascentia LLC, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit: LOT 87 IN BLOCK 4 IN HILLIARD AND DOBBINS 1ST ADDITION TO WASHINGTON HEIGHTS, OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCRODING TO THE PLAT RECORDED AS DOCUMENT 56514, IN COOK COUNTY, ILLINOIS hereby releasing and waiving all rights under and by virtue of the Homesterd Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises, forever. Permanent Index Number (PIN): 25-08-101-022-0000 Address(es) of Real Estate: 9623 S. Beverly Ave. Chicago, IL 60643 ***This is not homestead property of any of the Grantors or any spouses of Grantors. Dated this 9th day of December, 2022 **PLEASE** (SEAL) (SEAL) PRINT OR) Tonnie Flowers-Florence vnthia Florence **TYPE NAMES**

(SEAL)

BELOW

SIGNATURE(S) Charles Florence H

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State of	In and for sai Cynthia Flore name(s) subs person, and a instrument as	ss, I, the undersigned id County, in the State aforesaid, DO HER ence personally known to me to be the sat scribed to the foregoing instrument, appearance acknowledged thatshesigned, sealed s_herfree and voluntary act, for the using the release and waiver of the right of her	REBY CERTIFY that me person(s) whose red before me this day in and delivered the said es and purposes therein set	
Given under ray	hand and official sea	d, thisday of	·	
Commission ex	pire3			
	OCTX,	NOTARY PU	JBLIC	
State of	<u> </u>			
		id County, in the State aforesaid, DO HEI em-Florence personally known to me to be		
	whose name(s) subscribed to the foregoing instrument	, appeared before me this	
		n, and acknowledged thatshesigned, ent asher free and voluntary act		
		orth, including the release and waiver of the	· • •	
Given under my hand and official seal, this,				
Commission ex	pires	NOTARY PU	TDL IC	
		NOTARY PO	BLIC	
State of				
Given under my	hand and official sea	al, this 8^{π} day of <u>December</u>	, 2022.	
Commission ex	pires <u>March /4</u> 2	NOTARY PU	DENISE PENA Notary Public - Arizona Plnai County Commission # 599922	
This instrument was prepared by: J. Thomas Witek, 3315 Algonquin, Suite 600 Rolling Meadows 12 Mar 16, 2025				
60008.		Grantee's Address		
MAIL TO:		SEND SUBSEQUENT TAX		
Kille D.	GRONGE			
0722 G	. LAN'H St	Kyle D. GARAGE 94 Rl g. Leavil	t St.	
Chicago,	GAENER . LEAVIHY SY IL 60643	ChicAGO IL 601	e43	

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2301841018 Page: 6 of 7

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Warranty Deed Statutory (ILLINOIS) (Individual to Individual) After Recording Return to: Burnet Title - Post Closing One Parkview Maza, Suite 750 Oakbrook Jaitade, IL 60181 Above Space for Recorder's Use Only THE GRANTOR (5) Cynthia Florence, ______, and Tonnie Flowers-Florence, unmarried, and , heirs of Charles Florence, Jr., *** Charles Florence III. for and in consideration of (\$10) EN DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and WARRANTS to Ellis Nascentia LLC, the following described Real Estate situated in the Co into of Cook in the State of Illinois, to wit: LOT 87 IN BLOCK 4 IN HILLIARD AND DOBBINS 1ST APDITION TO WASHINGTON HEIGHTS, OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCRODING TO THE PLAT RECORDED AS DOCUMENT 56514, IN COOK COUNTY, ILLINOIS hereby releasing and waiving all rights under and by virtue of the Homesicad Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises, forever. Permanent Index Number (PIN): 25-08-101-022-0000 Address(es) of Real Estate: 9623 S. Beverly Ave. Chicago, IL 60643 ***This is not homestead property of any of the Grantors or any spouses of Grantors. Dated this 8th day of December, 2022 Course Houses Horance **PLEASE** Tonnie Flowers-Florence Cynthia Florence PRINT OR) TYPE NAMES **BELOW** (SEAL)

SIGNATURE(S) Charles Florence III

2301841018 Page: 7 of 7

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State of	In and for said C Cynthia Florence name(s) subscrib person, and ackn instrument as _he	ss. 1. the undersigned, a Notary Public ounty, in the State aforesaid, DO HEREBY CERTIFY that e personally known to me to be the same person(s) whose bed to the foregoing instrument, appeared before me this day in owledged thatshesigned, sealed and delivered the said erfree and voluntary act, for the uses and purposes therein set the release and waiver of the right of homestead.
Given under n	py hand and official seal, th	isday of
Commission e	(pi es	
	DOM:	NOTARY PUBLIC
State of ARI SUSAN M WIECOMM Notary Public - Ari Maricopa Count Commission # 586 My Comm. Expires Aug	In anc forcaid C Tonnie Flowers- whose name(s) s day in person, on said instrument a therein set forth,	ass, 1, the undersigned, a Notary Public ounty, in the State aforesaid, DO HEREBY CERTIFY that Florence personally known to me to be the same person(s) ubscribed to the foregoing instrument, appeared before me this acknowledged thatshesigned, sealed and delivered the sealed including the release and waiver of the right of homestead.
Given under m	ny hand and official seal, th	is 08 day of December 2022
Commission e	xpires <u>08-09-</u> 1	024 Sur MUZ NOTARY PUBLIC
	, County of In and for said C Charles Florence name(s) subscrib person. and ackn instrument as	ss, I. the unde signed, a Notary Public ounty, in the State aforesaid, DO rIFREBY CERTIFY that all personally known to me to be the same person(s) whose red to the foregoing instrument, appeared before me this day in owledged thathesigned, sealed and delivered the said hisfree and voluntary act, for the uses and purposes including the release and waiver of the right of homestead.
Given under m	ny hand and official seal, th	isday of
Commission e	xpires	NOTARY PUBLIC
		nas Witek, 3315 Algonquin, Suite 600, Rolling Meadows, IL Grantee's Address SEND SUBSEQUENT TAX BILLS TO:
Kyle D 9722 S Chicago	Garner Leaville St	Kyle D. GARRER 9722 S. LEAVELL St Chicago, IL colo43

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