

UNOFFICIAL COPY

WARRANTY DEED INDIVIDUAL TO INDIVIDUAL

Doc#: 2303229200 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/01/2023 02:32 PM Pg: 1 of 2

Dec ID 20230101641239
ST/CO Stamp 1-217-259-344 ST Tax \$230.00 CO Tax \$115.00
City Stamp 1-477-044-048 City Tax: \$2,415.00

Stc 1853679
10F2
88

THE GRANTORS, SHARON MCGUIRE as Sole Heir of Willie E. Box, Jr., deceased and ANTHONY MCGEE, as tenants in common, of the City of Chicago, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **CONVEY(S) and WARRANT(S)** to LUCAS LARRY, of the County of Cook, State of Illinois, as Tenants in Common, the following described Real Estate:

LOT 1 AND THE WEST 4 1/3 FEET OF LOT 2 IN THE RESUBDIVISION OF LOTS 36 TO 39 IN BLOCK 3 IN MUNSON'S ADDITION TO CHICAGO IN THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 4124 W Arthington St, Chicago IL 60624,

PIN: 16-15-411-025-0000,



situated in the County of Cook, State of Illinois. The Grantors hereby releases and waives all rights under and by virtue of the homestead exemption laws of the State of Illinois. Grantees shall have and hold said premises as **TENANTS IN COMMON** forever.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2023 and subsequent years.


DATE: January 30, 2023.

UNOFFICIAL COPY

Anthony McGee (SEAL)
Anthony McGee

REAL ESTATE TRANSFER TAX		01-Feb-2023
	COUNTY:	115.00
	ILLINOIS:	230.00
	TOTAL:	345.00
16-15-411-025-0000 20230101641239 1-217-259-344		

Sharon A. McGuire (SEAL)
Sharon A. McGuire

REAL ESTATE TRANSFER TAX		01-Feb-2023
	CHICAGO:	1,725.00
	CTA:	690.00
	TOTAL:	2,415.00 *
16-15-411-025-0000 20230101641239 1-477-044-048		

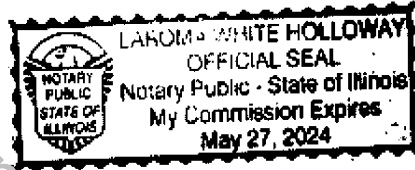
STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

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

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that Anthony McGee and Sharon A. McGuire, 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 the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

WITNESS my hand and official seal this 30TH day of JANUARY, 2023.

Loretha White Holloway
NOTARY PUBLIC



PREPARED BY:
Loretha Spencer, Esq.
3473 S. Martin Luther King Dr., Suite 524
Chicago, IL, 60616

MAIL TO:

Lucas Larry

4124 W. Arthington St.

Chicago, IL 60624

SEND SUBSEQUENT TAX BILLS TO:

Lucas Larry

4124 W. Arthington St.

Chicago, IL 60624

Recorder's Office Box No. _____