

# UNOFFICIAL COPY

Doc#: 2309629264 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/06/2023 03:31 PM Pg: 1 of 3

Dec ID 20230301677640  
ST/CO Stamp 1-749-514-448 ST Tax \$475.00 CO Tax \$237.50

A23-099125  
**WARRANTY DEED  
ILLINOIS STATUTORY  
Individual to Individual**

THE GRANTORS, JAMES BUITT and LYNETTE BUITT, a married couple, of the City of Park Ridge, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to the GRANTEEES, ROBERT WANDEL and BERNADETT WANDEL, a married couple, of the City of Chicago, Cook County, State of Illinois, as tenants by the entirety, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to w t:

*See Exhibit "A" attached hereto and made a part hereof*

SUBJECT TO:

Covenants, conditions and restrictions of record; public and utility easements; general real estate taxes for the year 2022 and subsequent years; and

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

Permanent Real Estate Index Number(s): 09-35-302-016-0000  
Address(es) of Real Estate: 612 S Delphia Ave, Park Ridge, IL 60068

Dated this 14 Day of march, 20 23.

James Buitt  
JAMES BUITT

Lynette Buitt  
LYNETTE BUITT

State of Illinois )  
  ) ss  
County of COOK )



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY JAMES BUITT and LYNETTE BUITT, personally known to me to be the same person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 14 day of March, 20 23.

Megan Elizabeth Nolan (Notary Public) Commission Expires 7/28/2023

This instrument was prepared by: Bell & Shah, LLC, 2015 W. Fullerton Ave., Chicago, Illinois 60647

Mail To: Steve Judge Sumet

Send Subsequent Tax Bills to: ROBERT WANDEL and BERNADETT WANDEL, 612 S Delphia Ave, Park Ridge, IL 60068



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## Legal Description

Lot 4 in Block 3 in Arthur Dunas Highlands Addition to Park Ridge, being a subdivision of the West 1/2 of the Southwest 1/4 lying North of Talcott Road in Section 35, Township 41 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Property Address:  
612 S Delphia Ave  
Park Ridge, IL 60068

Pin: 09-35-302-016-0000

REAL ESTATE TRANSFER TAX		05-Apr-2023	
		COUNTY:	237.50
		ILLINOIS:	475.00
		TOTAL:	712.50
09-35-302-016-0000		20230301677840	1-749-514-448

Property of Cook County Clerk's Office

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# CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Butler PL, Park Ridge, Illinois 60068  
p: (847) 318-5222 | [transferstamp@parkridge.us](mailto:transferstamp@parkridge.us) | [www.parkridge.us](http://www.parkridge.us)

Certificate # 23-000202

Pin(s)

09-35-302-016-0000

Address

612 S DELPHIA AVE

*This certificate acts as a receipt that the above-mentioned party has complied with City of Park Ridge Ordinance 2020-44*

Property Transfer Tax

\$950.00

Date

03/28/2023

Property

X  
Christopher D. Lipman  
Finance Director