

UNOFFICIAL COPY

Doc#. 2312533416 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/05/2023 03:56 PM Pg: 1 of 2

WARRANTY DEED

410736536 1/2
GIT

Dec ID 20230501611503
ST/CO Stamp 1-751-409-360 ST Tax \$555.00 CO Tax \$277.50

THE GRANTORS, **Timothy D. Johnson and Nancy E. Johnson, his wife, as joint tenants, of 2140 Evans Rd., Flossmoor, IL 60422**, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **Luther C. Dunlap and Charnelle Denise Dunlap, married to each other of 6836 S. Crandon Ave., Unit 3, Chicago 60649**, in fee simple, 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 wit:

Legal Description: THE NORTH 28 FEET OF LOT 8, LOT 9 AND THE SOUTH 5 FEET OF LOT 10 IN BLOCK 2 OF NELLEGAR'S SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS
Property Index Number: 31-12-211-057-0000
Address of Real Estate: 1421 Braeburn Avenue, Flossmoor, IL 60422

SUBJECT TO: general real estate taxes not due and payable at time of Closing; covenants, conditions and restrictions of record; building lines, easements, roads and highways; hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 2nd day of MAY, 2023.

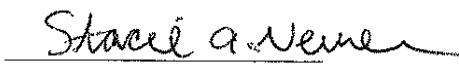

Timothy D. Johnson


Nancy E. Johnson

STATE OF ILLINOIS }
COUNTY OF COOK } SS:

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Timothy D. Johnson and Nancy E. Johnson, his wife, as joint tenants** 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 2nd day of MAY, 2023.




(Notary Public)



Prepared By: Thomas E. Brabec Law Offices of Thomas E. Brabec 18154 Harwood Ave., Suite 204 Homewood, Illinois 60430	Mail To: Steve A. Hinton, Esq. Hinton Law Offices, LLC 1010 Lake Street, Ste 200 Oak Park, IL 60301	Name & Address of Taxpayer: Luther C. Dunlap and Charnelle Denise Dunlap 1421 Braeburn Avenue Flossmoor, IL 60422
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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		05-May-2023	
		COUNTY:	277.50
		ILLINOIS:	555.00
		TOTAL:	832.50
31-12-211-053-0000		20230501611503 1-751-409-360	