

UNOFFICIAL COPY

AZ3-1158BV
**WARRANTY DEED
GENERAL**

Doc#: 2312908152 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/09/2023 12:58 PM Pg: 1 of 4

Dec ID 20230501613275
ST/CO Stamp 2-124-636-880 ST Tax \$815.00 CO Tax \$407.50

Subsequent Tax Bills to:
Kevin and Elizabeth Spencer
511 S Cumberland Ave
Park Ridge, IL 60068

Mail to:

~~_____

_____~~

THE GRANTOR(s), Nina Taluc, divorced and not since remarried, of the Cook County, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO: **Elizabeth Spencer and Kevin C Spencer** of the City Chicago, County of Cook, State of Illinois in the form of ownership: ~~Fee Simple~~ all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois to wit:

** NOT A HOMESTEAD PROPERTY**

* husband and wife, as tenants
by the entirety, with rights of
survivorship

LEGAL DESCRIPTION:

SEE ATTACHED

Commonly known as: 511 S Cumberland Ave Park Ridge IL 60068
Permanent Real Estate Index Number: 09-35-222-006-0000

Subject to real estate taxes not yet due and payable, covenants, conditions, and restrictions of record and building lines and easements as exist, 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.

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

UNOFFICIAL COPY

Dated: 21 day of April, 2023.

Nina Taluc
Nina Taluc

State of ILLINOIS

} ss

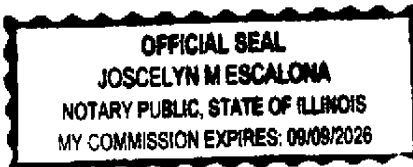
County of COOK

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Nina Taluc, signed are personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 21 day of April, 2023.

Joselyn M Escalona
NOTARY PUBLIC
Commission expires 09/09/2026

This instrument was prepared by
Chicagoland Property Law, LLC.
Mitchell T. Mancione Attorney at Law
5521 N. Cumberland Ave,
Suite 1120
Chicago, IL 60656



REAL ESTATE TRANSFER TAX 08-May-2023



COUNTY: 407.50
ILLINOIS: 815.00
TOTAL: 1,222.50

09-35-222-006-0030 | 20230501613275 | 2-124-838-820

UNOFFICIAL COPY

Legal Description

Lot 18 in Block 4 in Dale, Gustin and Wallace's Addition to Park Ridge, being a Subdivision of the following described property: Commencing on the South Line of the West 1/2 of the Northeast 1/4 of Section 35, Township 41 North, Range 12, East of the Third Principal Meridian, 50 Links West of the Southeast Corner, Thence West 19.50 chains; Thence North 20.51 chains; Thence East 19.50 chains, Thence South 20.51 chains to the point of beginning, in Cook County, Illinois.

Property Address:
511 S Cumberland Ave
Park Ridge, IL 60068

Pin: 09-35-222-000-0000

Property of Cook County Clerk's Office

UNOFFICIAL COPY



CITY OF PARK RIDGE FINAL PAYMENT CERTIFICATE

505 Barker PL, Park Ridge, Illinois 60068
p: (847) 318-5222 | transferstamp@parkridge.us | www.parkridge.us


Certificate # 23-000341

Pin(s)
09-35-222-006-0000

Address
511 S CUMBERLAND 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 Date
\$1,630.00 05/04/2023

X 
Christopher D. Lipman
Finance Director

Property of Google

County Clerk's Office