

A23-150918X
WARRANTY DEED
ILLINOIS STATUTORY

UNOFFICIAL COPY

Doc#: 2316049180 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/09/2023 01:40 PM Pg: 1 of 2

Dec ID 20230601640027
ST/CO Stamp 0-219-249-360 ST Tax \$261.00 CO Tax \$130.50
City Stamp 0-267-090-640 City Tax: \$2,740.50

Mail to:

DIONNA REYNOLDS
ATTORNEY AT LAW

9721 N 165th St E 22
Orland Park, IL 60467

Name & Address of Taxpayer:

ALLISON YOUNG

8043 S. INGLESIDE AVE.

CHICAGO, IL 60619

(Space for Recorder's Use)

THE GRANTOR(S), QUIANNA NICOLE EPPERSON A/K/A QUIANNA N. EPPERSON, married to JIMMIE L. PICKENS II

of the **CITY** of **CHICAGO**, County of **COOK** State of **ILLINOIS**

for and in consideration of **TEN (\$10.00)** **DOLLARS**

and other good and valuable consideration, in hand paid, **CONVEY(S) and WARRANT(S) to**

THE GRANTEE(S), ALLISON YOUNG, (an unmarried woman)

(Grantee's Address) **8900 S. LANGLEY AVE.**

of the **CITY** of **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:

LOT 77 IN E.B. SHOGREN AND CO'S AVALON HIGHLANDS SUBDIVISION, BEING A RESUBDIVISION OF CERTAIN LOTS IN CERTAIN BLOCKS IN CORNELL, IN THE NORTHWEST QUARTER OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, THE PLAT RECORDED IN BOOK 158 OF PLATS, PAGE 34 AS DOCUMENT NO. 6751064 IN COOK COUNTY ILLINOIS.

REAL ESTATE TRANSFER TAX 08-Jun-2023



CHICAGO: 1,967.50
CTA: 763.00
TOTAL: 2,740.50

20-35-110-011-0000 | 20230601640027 | 0-267-090-640

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

REAL ESTATE TRANSFER TAX 08-Jun-2023



COUNTY: 130.50
ILLINOIS: 261.00
TOTAL: 391.50

20-35-110-011-0000 | 20230601640027 | 0-219-249-360

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

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

Permanent Index Number(s): **20-35-110-011-0000**

Property Address: **8043 S. INGLESIDE AVE., CHICAGO, IL 60619**

UNOFFICIAL COPY

Dated this 26th day of May, 2023

Jimmie L. Pickens II (Seal)
JIMMIE L. PICKENS II
Jimmie L. Pickens II (Seal)

Quianna Nicole Epperson (Seal)
QUIANNA NICOLE EPPERSON
Quianna N. Epperson (Seal)
A/K/A QUIANNA N. EPPERSON

(NOTE: Please type or print names below all signatures.)

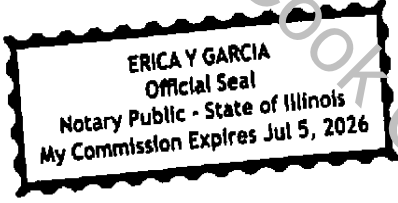
STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT QUIANNA NICOLE EPPERSON A/K/A QUIANNA N. EPPERSON married to JIMMIE L. PICKENS II

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 that he/she/they signed, sealed and delivered the said instrument as his/her/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 notarial seal this 26th day of May, 2023.

(Seal)



Erica Y Garcia
ERICA Y. GARCIA Notary Public

My commission expires: JULY 5, 2026

COUNTY OF ILLINOIS TRANSFER STAMP

Name & Address of Preparer:
ANTHONY N. PANZICA
ATTORNEY AT LAW
2510 W. IRVING PARK ROAD UNIT A
CHICAGO, IL 60618

or
Exempt under provisions of Paragraph _____
Section 4, Real Estate Transfer Tax Act.
Date: _____

Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5/3-5022).