

UNOFFICIAL COPY



2317929146I

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Doc# 2317929146 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 06/28/2023 12:20 PM PG: 1 OF 2

Preparer File: Hughes
File No.: TOTT0250

THE GRANTOR(S) **Magdalen Hughes, as Trustee of the Magdalen Hughes Revocable Trust dated October 8, 2015 and Adam J. Hughes as Trustee of the Adam J. Hughes Revocable Trust dated October 8, 2015** each as to an undivided 1/2 interest, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to, ~~Old Republic Title~~, **Chicago Title Land Trust** *Company* @ 4/7/20/16/23 #80239217, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

LOT 46 IN BLOCK 1 IN ROOD'S SUBDIVISION IN THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; General taxes for the year 2022 and subsequent years.

PIN: 14-20-113-003-0000

Real Estate Property known as: 3753 N Greenview Ave, Chicago, IL 60613

Dated this 16 day of June, 2023

Magdalen Hughes, as trustee

Adam J. Hughes, as trustee

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

72010121/11

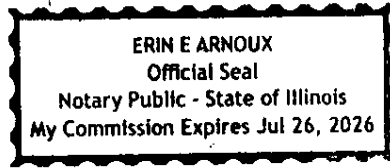
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STATE OF IL, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Magdalen Hughes**, 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 they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal

this 16th day of June 2023
[Signature]
Notary Public

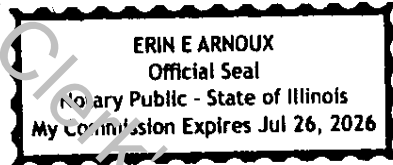


STATE OF IL, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Adam J. Hughes**, 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 they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal

this 16th day of June 2023
[Signature]
Notary Public



Prepared by:
Gurney Law Group LLC
150 S. Wacker Drive, Suite 2400
Chicago, IL 60606

Mail to:
CT Land Trust
3753 N Greenwood Ave
Chicago IL 60613

Name and Address of Taxpayer:

REAL ESTATE TRANSFER TAX		28-Jun-2023
	COUNTY:	1,250.00
	ILLINOIS:	2,500.00
	TOTAL:	3,750.00
14-20-113-003-0000 20230601650104 0-326-629-072		

REAL ESTATE TRANSFER TAX		28-Jun-2023
	CHICAGO:	18,750.00
	CTA:	7,500.00
	TOTAL:	26,250.00 *
14-20-113-003-0000 20230601650104 1-359-613-648		

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