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Doc#: 2318006155 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/29/2023 04:02 PM Pg: 1 of 2

2023-01634-A
WARRANTY DEED

Property:
1300 W. Huron Street
Chicago, IL 60642
PIN: 17-08-105-049-0000

Dec ID 20230601660455
ST/CO Stamp 0-909-053-648 ST Tax \$1,135.00 CO Tax \$567.50
City Stamp 0-924-339-920 City Tax: \$11,917.50

Subsequent Tax Bills to:
Scott and Selima Hargadon
1300 W. Huron Street
Chicago, IL 60642

GRANTORS ^{*}THOMAS BENTHIEN and ^{*}DENNIS B. SWEENEY, now of Chicago, Illinois, in consideration of Ten Dollars in hand paid and other good and valuable consideration, hereby CONVEY and WARRANT to GRANTEES D. SCOTT HARGADON and SELIMA ANI HARGADON, husband and wife, to hold as Tenants by the Entirety, the above-referenced residential Property located in Cook County, Illinois, which is legally described in Exhibit "A" attached hereto. * Unmarried

SUBJECT ONLY TO: General real estate taxes for the year 2022 (2nd Installment) and subsequent years; Covenants, conditions, restrictions and easements of record.

DATED this 29th day of June, 2023.

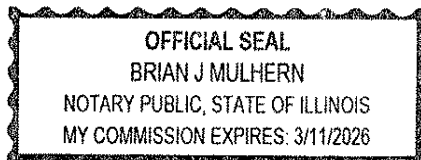

THOMAS BENTHIEN


DENNIS B. SWEENEY

State of Illinois, County of Cook) ss.

The undersigned, a Notary Public in and for said County and State, hereby certifies that, THOMAS BENTHIEN and DENNIS B. SWEENEY, now of Chicago, Illinois, personally known to me to be the same persons whose names are subscribed to the foregoing instrument (or having produced sufficient identification), appeared before me this day in person and acknowledged signing the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official Notary seal
this 29th day of June, 2023.




Notary Public

Prepared by: Brian J. Mulhern, 15 Salt Creek Lane, Suite 200, Hinsdale, IL 60521 (630) 850-9550

Upon Recording, Mail To: Scott Hargadon; Meltzer, Purtill & Steele, LLC
125 S. Wacker Drive, Suite 2900, Chicago, IL 60606

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EXHIBIT "A"

Legal Description

**1300 W. Huron Street
Chicago, IL 60642
PIN: 17-08-105-049-0000**

LOT 34 IN BLOCK 3 IN TAYLOR'S SUBDIVISION OF BLOCK 1 IN THE ASSESSOR'S DIVISION OF THE EAST HALF OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office