

UNOFFICIAL COPY

Doc# 2322913143 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/17/2023 11:38 AM Pg: 1 of 7

Dec ID 20230801697468
ST/CO Stamp 0-992-576-976 ST Tax \$222.00 CO Tax \$111.00
City Stamp 1-117-881-808 City Tax: \$2,331.00

Warranty DEED ILLINOIS STATUTORY

MAIL TO:

~~9841 Woodlawn LLC~~
Raymond E Sanders and Beatrice Johnson
9841 S Woodlawn Ave
Chicago IL 60628

NAME AND ADDRESS OF TAXPAYER:

~~9841 Woodlawn LLC~~
Raymond E Sanders and Beatrice Johnson
9841 S Woodlawn Ave
Chicago IL 60628
↑ grantee address

Above Space for Recorder's use only

STC 1860167 1 of 2

THE GRANTOR, Walter Tabb Williams, Kimberly Tabb, and Tammy Vance, as sole heirs of the Estate of Walter Tabb Jr., and Brenda Duncan, an unmarried woman, and Ronald Tabb, an unmarried man, of Chicago, IL, for and in consideration of Ten DOLLARS and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to GRANTEE, Raymond E. Sanders and Beatrice Johnson, ^{SR} Husband and Wife *, all interest in the following described real estate situated in the County of Cook in the State of Illinois, to wit:

* AS TENANTS BY THE ENTIRETY

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF


Hereby releasing and waiving all rights under virtue of the Homestead Exemption Laws of the State of Illinois. This property is not homestead property as to any of the Grantors

PERMANENT INDEX NUMBER: 25-11-209-088-0000



PROPERTY ADDRESS: 9841 S. Woodlawn Ave., Chicago, IL 60628

[SIGNATURE PAGE TO FOLLOW]

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

| REAL ESTATE TRANSFER TAX | 16-Aug-2023 |
|---|-------------------|
|  | CHICAGO: 1,665.00 |
| | CTA: 666.00 |
| | TOTAL: 2,331.00 * |

25-11-209-088-0000 | 20230801697468 | 1-117-881-808
Total does not include any applicable penalty or interest due.

| REAL ESTATE TRANSFER TAX | 16-Aug-2023 |
|---|------------------|
|  | COUNTY: 111.00 |
|  | ILLINOIS: 222.00 |
| | TOTAL: 333.00 |

25-11-209-088-0000 | 20230801697468 | 0-992-576-976

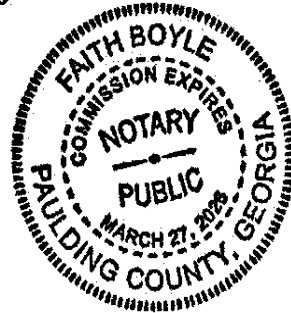
UNOFFICIAL COPY

IN WITNESS WHEREOF, said GRANTOR has caused these presents to be signed this

5 day of November, 2022.



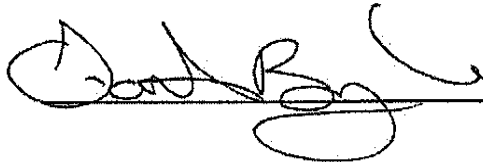
WALTER TABB WILLIAMS



STATE OF Georgia
County of COBB

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **WALTER TABB WILLIAMS**, 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 they signed, sealed and delivered the instrument as a 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 5 day of November, 2022



Notary Public

UNOFFICIAL COPY

IN WITNESS WHEREOF, said GRANTOR has caused these presents to be signed this

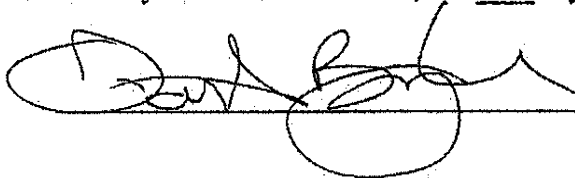
5th day of November, 2022.

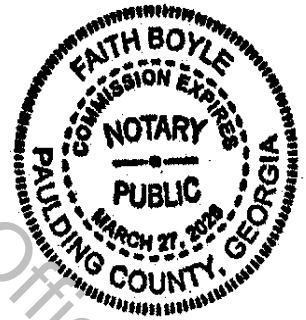

KIMBERLY TABB

STATE OF Georgia
County of COBB

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **KIMBERLY TABB**, 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 they signed, sealed and delivered the instrument as a 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 5 day of November, 2022


Notary Public



PREPARED BY: KMR Law Group | 333 S. Wabash Avenue, Suite 2700, Chicago, IL 60604

UNOFFICIAL COPY

IN WITNESS WHEREOF, said GRANTOR has caused these presents to be signed this

28th day of October, 2022

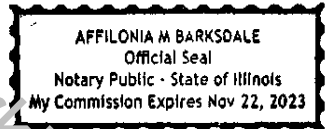
Tammy Vance
TAMMY VANCE

STATE OF ILLINOIS
County of COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT TAMMY VANCE, 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 they signed, sealed and delivered the instrument as a 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 28th day of October, 2022

Affilonia M Barksdale
Notary Public



This Notary Certificate is
Attached to: Warranty Deed
Date 10/28/2022 #of Page 4 (four)
AB

PREPARED BY: KMR Law Group | 333 S. Wabash Avenue, Suite 2700, Chicago, IL 60604

SEE ATTACHED CERTIFICATE AB

UNOFFICIAL COPY

IN WITNESS WHEREOF, said GRANTOR has caused these presents to be signed this

28 day of Oct., 2022.

Brenda Duncan
BRENDA DUNCAN

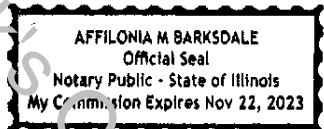
Property of Cook County Clerk's Office

STATE OF ILLINOIS
County of COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **BRENDA DUNCAN**, 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 they signed, sealed and delivered the instrument as a 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 28th day of October, 2022

Affilonia M Barksdale
Notary Public



This Notary Certificate is
Attached to: Warranty Deed
Date 10/28/2022 # of Page 4 (four)
-48-

PREPARED BY: KMR Law Group | 333 S. Wabash Avenue, Suite 2700, Chicago, IL 60604

UNOFFICIAL COPY

IN WITNESS WHEREOF, said GRANTOR has caused these presents to be signed this

28 day of October, 2022.

Ronald Tabb

RONALD TABB

Property of Cook County Clerk's Office

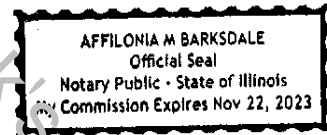
STATE OF ILLINOIS
County of COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **RONALD TABB**, 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 they signed, sealed and delivered the instrument as a 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 28th day of October, 2022

Affilonia M Barksdale

Notary Public



This Notary Certificate is
Attached to: Warranty Deed
Date 10/28/2022 # of Page #4 (low)
AB

PREPARED BY: KMR Law Group | 333 S. Wabash Avenue, Suite 2700, Chicago, IL 60604

ALTA COMMITMENT FOR TITLE INSURANCE
SCHEDULE A

UNOFFICIAL COPY

ISSUED BY
STEWART TITLE GUARANTY COMPANY

Exhibit A - Legal Description

Lot 14 (except the North 14 feet thereof) and the North 22 feet of Lot 15 in Block 19 in Cottage Grove Heights, being a Subdivision of parts of the North 1/2 of Sections 10 and 11, Township 37 North, Range 14, East of the Third Principal Meridian, according to the Plat thereof recorded June 26, 1925 as Document Number 8957229, in Cook County, Illinois.

Property of Cook County Clerk's Office