

A23-2232 Ko

UNOFFICIAL COPY

Doc#. 2323628164 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/24/2023 02:32 PM Pg: 1 of 3

WARRANTY DEED GENERAL

Dec ID 20230801688975
ST/CO Stamp 1-603-323-344 ST Tax \$6.00 CO Tax \$3.00
City Stamp 2-097-366-480 City Tax: \$63.00

Subsequent Tax Bills to:

Special Homes Solutions
3315 E Midsummer Privado #3
Ontario, CA 91762

Mail to:

Special Homes Solutions
3315 E Midsummer Privado #3
Ontario, CA 91762

THE GRANTOR(S), Geary Yonker as Independent Administrator of The Estate of Roger Yonker, with an address of 3916 W WRIGHTWOOD AVE of the Cook County, State of IL, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO: **Special Homes Solutions, James Davis, Operating Manager**, with an address of 3315 E MIDSUMMER PRIVADO #3 ONTARIO, CA 91762-7548 of the _____, of _____, County of _____, State of _____ 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:

LEGAL DESCRIPTION:

SEE ATTACHED

Commonly known as: 11712 S Sangamon St Chicago IL 60643

Permanent Real Estate Index Number: 25-20-416-027-0000

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

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Dated: 7 day of August, 2023.

BY: *Geary Yonker*
Geary Yonker, Independent Administrator
the Estate of Roger Yonker, Deceased

State of ILLINOIS

County of Cook

} ss

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Geary Yonker, signed and 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 7 day of August, 2023.



Joanna Hernandez
NOTARY PUBLIC
Commission expires 11/17, 2026

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

REAL ESTATE TRANSFER TAX 17-Aug-2023



CHICAGO: 45.00
CTA: 18.00
TOTAL: 63.00 *

25-20-416-027-0000 | 20230801688975 | 2-097-366-480

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

REAL ESTATE TRANSFER TAX

17-Aug-2023



COUNTY: 3.00
ILLINOIS: 3.00
TOTAL: 9.00

25-20-416-027-0000

| 20230801688975 | 1-803-323-344

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Legal Description

Lot 6 in Block 2 in the Resubdivision of the West 1/2 of Blocks 8 and 11 and all of Blocks 9 and 10 (except Lots 19, 22 and 23 of Block 10) of the Original Subdivision of the East 1/2 of the Southeast 1/4 of Section 20, Township 37 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois.

Property Address:
11712 S Sangamon St
Chicago, IL 60643

Pin: 25-20-416-027-0000

Property of Cook County Clerk's Office