

UNOFFICIAL COPY

Doc#: 2323713395 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/25/2023 03:27 PM Pg: 1 of 2

23ST00941PK 1/2

WARRANTY DEED
Statutory Illinois
Individual to Individual

Dec ID 20230701684952
ST/CO Stamp 1-101-882-832 ST Tax \$415.00 CO Tax \$207.50

The Grantors, Mark L. Johnson, as trustee under provisions of a Trust Agreement dated November 14, 2017 and known as the Mark L. Johnson Living Trust as to a fifty percent undivided interest and Karen L. Johnson as Trustee under provisions of a Trust Agreement dated November 14, 2017 and known as the Karen Johnson Living Trust, as to a fifty percent undivided interest. of the City of Niles, County of Cook, State of Illinois for and in consideration of Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid Conveys and Warrants to *Grantees*

John Joseph Ference and Yanina Dhayan Ugaz, *6950 W. Cleveland St.*
of ~~Chicago~~ *Niles*, Illinois, *not married but as joint tenants w/ right of survivorship*
Cook

The following described Real Estate situated in the County of ~~Kane~~ *Kane* in the State of Illinois, to wit:

PARCEL 1: LOT 5 IN BUTLER'S RESUBDIVISION OF LOTS 7 TO 12, BOTH INCLUSIVE OF BLOCK 50 IN VILAGE OF NORWOOD PARK IN SECTION 31, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THAT PART OF LOT 13 IN BLOCK 50 IN NORWOOD PARK IN SECTION 6 AND 7, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND SECTIONS 31, TOWNSHIP 41 NORTH RANGE 13 EAST OF THE THIS PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF LOT 13, THENCE EAST ALONG THE NORTH LINE OF SAID LOT 13 A DISTANCE OF 150 FEET TO THE PART OF BEING THE PLACE OF BEGINNING, THENCE EAST ALONG THE NORTH LINE OF SAID LOT 13, A DISTANCE OF 60 FEET, THENCE SOUTH ON A LINE PARALLEL TO THE WESTERLY LINE OF LOT 13, A DISTANCE OF 67 FEET; THE INTERSECTION OF THE SOUTH LOT LINE OF SAID LOT 13, THENCE WEST ALONG THE SOUTH LOT LINE OF SAID LOT 13 A DISTANCE OF 60 FEET, THENCE NORTH TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

VILLAGE OF NILES	
REAL ESTATE TRANSFER TAX	
08/08/2023	
6034 Albion Ave	
29252	\$ 1245

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Subject to: covenants, conditions and restrictions of record, and to General Taxes for 2022 and subsequent years.

Permanent Real Estate Index Number 10-31-404-008-000 and 10-31-404-023-0000
Address of Real Estate: 6634 W Albion Avenue, Niles, Illinois 60714

Dated this 7th day of Aug, 2023

Mark L. Johnson

Mark L. Johnson, as trustee under provisions of a Trust Agreement dated November 14, 2017 and known as the Mark L. Johnson Living Trust as to a fifty percent undivided interest

Karen L. Johnson

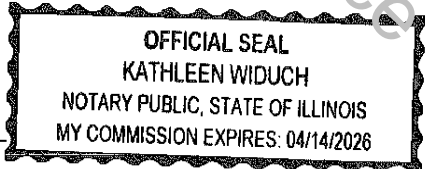
Karen L. Johnson as Trustee under provision of a Trust Agreement dated November 14, 2017 and known as the Karen Johnson Living Trust, as to a fifty percent undivided interest

State of Illinois)
)
County of Cook)

I, the undersigned, a notary public in and for the State aforesaid DO HEREBY CERTIFY that, Mark L. Johnson, as trustee under provisions of a Trust Agreement dated November 14, 2017 and known as the Mark L. Johnson Living Trust as to a fifty percent undivided interest and Karen L. Johnson as Trustee under provisions of a Trust Agreement dated November 14, 2017 and known as the Karen Johnson Living Trust, as to a fifty percent undivided interest personally known to me to be the person whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal this 7 day of Aug, 2023

Kathleen Widuch
Notary Public
Commission expires: _____



Prepared By: Kathleen Widuch, Law Offices of Kathleen Widuch, 208 Wisner, Park Ridge, Illinois 60068

Mail to: Mr. Samuel Bae, Attorney at Law, 1400 E Touhy Avenue, Suite 245, DesPlaines, Illinois 60018

Send Tax Bills to: Mr. John J. Ference, 6634 N. Albion Avenue, Niles, Illinois 60714
J. Ference