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WARRANTY DEED Illinois Statutory

Doc#: 2327729083 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/04/2023 02:37 PM Pg: 1 of 2

Dec ID 20231001642033
ST/CO Stamp 0-638-837-712 ST Tax \$270.00 CO Tax \$135.00
City Stamp 1-650-123-728 City Tax: \$2,835.00

THE GRANTOR(S) EPG Chicago JV IV LLC,
Of 8859 S Bennett Ave, Chicago, IL 60617, for and in consideration of ten dollars (\$10.00), and other
good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Gwendolyn
Graham and Timothy Graham, *tenants by the entirety*
of St. Paul, Minn., all interest in the following
described Real Estate situated in the County of Cook in the State of IL, to wit:

THE FOLLOWING DESCRIBED REAL ESTATE.

LOT 20 IN BLOCK 4 IN WRIGHT'S FIRST ADDITION TO JACKSON PARK, BEING A SUBDIVISION
OF BLOCKS 1, 2 3, 4, AND 8 IN COMMISSIONER'S PARTITION OF THE EAST 1/2 OF THE EAST 1/2
OF THE NORTHWEST 1/4 OF SECTION 1, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record; Building lines and easements;
General real estate taxes for the year _____ and subsequent years

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

25-01-116-018-0000
Permanent Real Estate Index Number(s): *25-01-226-018-0000*
Address(es) of Real Estate: 8859 S Bennett Ave, Chicago, IL 60617

Chicago Title
231504208NA
2683

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Dated this 28 day of September, 2023.

By [Signature]
EPG Chicago JV IV LLC

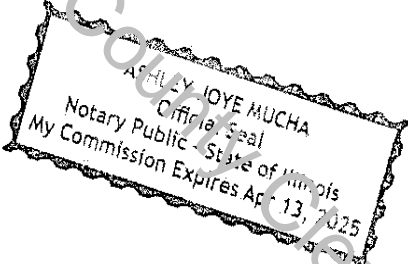
STATE of Illinois, COUNTY of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that EPG Chicago JV IV LLC, personally known to me to be the same person(s) whose name(s) 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, including the release and waiver of the right of homestead.

Given under my hand and official seal this 28 Day of September 2023

[Signature]
Notary Public

Prepared by:
Michael Mazek
Mazek Law Group LLC
3805 N. Lincoln Avenue
Chicago, IL 60613



Mail to:

Attorney Lynette Lewis
2149 W. 95th Street
Chicago, IL 60643

Name and Address of Taxpayer:

Timothy Graham
Gwendolyn Graham
8859 S. Bennett Ave.
Chicago, IL 60617

Property of Cook County Clerk's Office