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**WARRANTY DEED
ILLINOIS STATUTORY**

C.T.I./CY
23COWS65002CS
10/2/23

Doc#: 2334606209 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/12/2023 11:56 AM Pg: 1 of 2

Dec ID 20231201686147
ST/CO Stamp 0-085-344-304 ST Tax \$485.00 CO Tax \$242.50

THE GRANTOR(S), Kay H. Paskvan, widowed and not since remarried, of the Village of Western Springs, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANTS to Ian Hogan and Renee Lynn Towles, husband and wife, as tenants by the entirety, of 4027 Ellington Ave., Western Springs, IL 60558 of the County of Cook, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 4 IN BLOCK 1 IN RIDGE ACRES BEING A SUBDIVISION OF ALL THAT PART OF THE WEST 1/2 OF SECTION 5, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF RIGHT OF WAY OF CHICAGO, BURLINGTON AND QUINCY RAILROAD (EXCEPT BLOCKS 50, 51, 52 AND 53 IN SUBDIVISION OF THE WEST 1/2 OF SAID SECTION) IN COOK COUNTY, ILLINOIS.

SUBJECT TO:

Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 18-05-310-006-0000; 18-05-310-007-0000

Address(es) of Real Estate: 11 Burlington Ave., Western Springs, IL 60558

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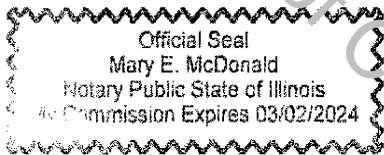
Dated this 9th day of December, 2023

Kay E. Paskvan
Kay E. Paskvan

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Kay E. Paskvan, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 9th day of December, 2023



Mary E. McDonald (Notary Public)

Prepared By: Terrence P. Faloon
Faloon & Kenney, Ltd.
5 S. 6th Ave.
La Grange, IL 60525

Mail To:
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The Fry Group LLC
1 Oakbrook Terrace, Suite 505
Oakbrook Terrace, IL 60181

Name & Address of Taxpayer:
Ian Hogan
Renee Lynn Towles
11 Burlington Ave.
Western Springs, IL 60558