

UNOFFICIAL COPY



Chicago Title Insurance Company

**WARRANTY DEED
ILLINOIS STATUTORY
(Joint Tenants)**

Doc#: 2401241091 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/12/2024 11:30 AM Pg: 1 of 4

Dec ID 20231201604199
ST/CO Stamp 0-833-165-360 ST Tax \$280.00 CO Tax \$140.00
City Stamp 1-978-001-456 City Tax: \$2,940.00

Chicago Title

23 GSA 814033CT
Pm 1/12/24

THE GRANTORS, **JOHN P. CURLEY and DONNA LEE CURLEY** as husband and wife, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, Conveys and Warrants to **MICHAEL PFEIFFER** and **NICOLE PFEIFFER** as joint tenants, 3814 S. Lowe Ave, Chicago, Illinois 60609, of the County of Cook, all interest in the following described Real Estate situated in the Cook in the State of Illinois, to wit:

LOT 83 (EXCEPT THE NORTH 42 FEET AND EXCEPT THE SOUTH 42 FEET) IN HOVLAND'S SUBDIVISION OF HOVLAND'S 103RD STREET SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General taxes for the year 2023 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Numbers: **24-14-100-026-0000**
Addresses of Real Estate: **10330 S. SPRINGFIELD AVE, CHICAGO, IL 60655**

Dated this 28th day of December, 2023

JOHN P. CURLEY

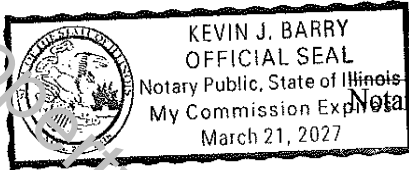
DONNA LEE CURLEY

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF ILLINOIS ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **JOHN P. CURLEY and DONNA LEE CURLEY**, are 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 28th day of December, 2023



Kevin J. Barry

Notary Public

Prepared By: Kevin J. Barry
Barry Law, Inc.
3551 W. 111th Street
Chicago, Illinois 60655

Mail To:
Michael and Nicole ~~Pfeiffer~~ Pfeiffer
3814 S. Lowe Ave
Chicago, IL 60609

Name & Address of Taxpayer:
Michael and Nicole ~~Pfeiffer~~ Pfeiffer
3814 S. Lowe Ave
Chicago, IL 60609

Property of Cook County Clerk's Office

UNOFFICIAL COPY

PLAT ACT AFFIDAVIT

STATE OF IL

Escrow No.: 23GSA814033LT

COUNTY OF Cook

John P. Curley and Donna Lee Curley, being duly sworn on oath, states that 8 resides at 8513 S KOLMAR, Chicago, IL 60652. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

- OR -

the conveyance falls in one (1) of the following exemptions as shown by Amended Act which became effective July 17, 1959.

2. The division or subdivision of the land into parcels or tracts of five (5) acres or more in size which does not involve any streets or easements of access.
3. The division of lots or blocks of less than one (1) acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does involve any new streets or easement of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcel or tracts of land existing on the date of the amendatory Act into no more than two parts and not involving any new streets or easement of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that 8 makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

UNOFFICIAL COPY

PLAT ACT AFFIDAVIT (continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

John P. Curley
 John P. Curley


Donna Lee Curley
 Donna Lee Curley

by atty
Kevin Barry

STATE OF _____

COUNTY OF _____

Subscribed and sworn to before me this 3 of Jan 2024, _____.



 Notary Public

