

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 2402413142 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/24/2024 11:33 AM Pg: 1 of 3

Return To: Thomas W. Lynch
9231 S. Roberts Road
Hickory Hills, IL 60457

Dec ID 20240101607474
ST/CO Stamp 1-741-943-856 ST Tax \$225.00 CO Tax \$112.50

Tax Bill To & Grantee's Address:

Colleen A. Earner
8801 Sproat Avenue
Oak Lawn, IL 60453

The Grantor, James L. Whaley, a widower and not since remarried, of the Village of Willowbrook, County of DuPage, State of Illinois, for and in consideration of TEN -----and/no DOLLARS, and other good and valuable consideration in hand paid, CONVEY AND WARRANT to

Colleen A. Earner, an unmarried woman

the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE LEGAL ATTACHED HERETO AND MADE A PART HEREOF.

Known As: 8801 Sproat Avenue, Oak Lawn, Illinois 60453

PIN: 24-04-220-001-0000

Village of Oak Lawn	Real Estate Transfer Tax	\$1000	05702
Village of Oak Lawn	Real Estate Transfer Tax	\$100	04499
Village of Oak Lawn	Real Estate Transfer Tax	\$25	06125

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.

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

On this 11th day of January, 2024.

James L. Whaley
James L. Whaley

This Document Prepared by: Matthew J. Claes, Claes & Claes, Ltd., 2626 83rd Street, Darien, IL 60561

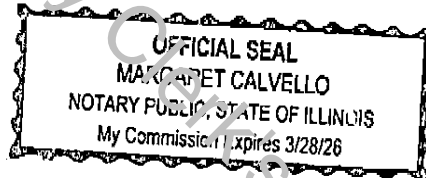
STATE OF ILLINOIS)
COUNTY OF DEARBORN)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that James L. Whaley, 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 signed, sealed and delivered the said instrument as his 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 notary seal, this 11th day of January, 2024.

Margaret Calvello
Notary Public
My commission expires _____

(seal)



Property of Cook County Clerk's Office

LEGAL DESCRIPTION

Permanent Index Number:

Property ID: 24-04-220-001-0000

Property Address:

8801 SPROAT AVENUE
OAK LAWN, IL 60453

Legal Description:

LOT 1 IN BLOCK 4 IN LAWN HEIGHTS SUBDIVISION UNIT NO. 2, A SUBDIVISION OF THE EAST HALF OF THE WEST EIGHT TENTHS OF LOT 1 IN SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST QUARTER AND THE NORTHWEST QUARTER OF SECTION 4, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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