

# UNOFFICIAL COPY

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**PREPARED BY:**

Galanopoulos & Galgan  
340 W. Butterfield Road, Suite 1A  
Elmhurst, IL 60126

Doc# 2402513129 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 01/25/2024 10:36 AM Pg: 1 of 3

Dec ID 20230801696129  
ST/CO Stamp 1-812-378-672

**MAIL TAX BILL TO:**

Leroy Davis and Audrey Davis  
828 S. 12th Ave. 215 Brookwood Ln,  
Maywood, IL 60153 Bolingbrook, IL 60440

**MAIL RECORDED DEED TO:**

Galanopoulos & Galgan  
Dean G. Galanopoulos  
340 W. Butterfield Road, Suite 1A  
Elmhurst, IL 60126

## JOINT TENANCY WARRANTY DEED Statutory (Illinois)

THE GRANTOR(S), Rock of Ages Baptist Church, a nonprofit corporation, of the City of Maywood, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Leroy Davis and Audrey Davis, of 215 Brookwood Ln., Bolingbrook, Illinois 60440, not as Tenants in Common but as Joint Tenants, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

LOT 592, [REDACTED] IN MADISON STREET ADDITION TO MAYWOOD IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 15-10-435-032-0000

Property Address: 828 S. 12th Ave., Maywood, IL 60153

Subject, however, to the general taxes for the year 2023 thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

TO HAVE AND TO HOLD said premises not in TENANCY IN COMMON but in JOINT TENANCY forever.

Real Estate Transfer Tax Paid

8 00  
1-8-2024  
VILLAGE OF MAYWOOD

# UNOFFICIAL COPY

Dated this 5<sup>th</sup> day of January, 2024

Rock of Ages Baptist Church  
By: Rev. Marvin E. Wiley  
Rev. Marvin E. Wiley, President

STATE OF Illinois )  
COUNTY OF DuPage ) SS.

The undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Marvin E. Wiley, personally known to me to be the President of Rock of Ages Baptist Church of said entity, 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.

Given under my hand and notarial seal, this 16 day of January, 2024

Victoria Wankat  
Notary Public  
My commission expires: 07/14/24



Exempt Under Paragraph B Section 4  
of the Real Estate Transfer Tax Act.  
[Signature] 1-5-2024  
Signature Date

Exempt Under  
of the Real Estate  
Transfer Tax Act.  
Signature

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ATTORNEYS' TITLE GUARANTY FUND, INC.

## STATEMENT BY GRANTOR AND GRANTEE

The grantor or the grantor's agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 10/18/2021

Linda Harberg  
Signature of Grantor or Agent

Subscribed and sworn to before me this

18 day of October, 2021  
Day Month Year



Vicki Voigt  
Notary Public

The grantee or the grantee's agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation, or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 10/18/2021

Linda Harberg  
Signature of Grantee or Agent

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

Subscribed and sworn to before me this

18th day of October, 2021  
Day Month Year



Vicki Voigt  
Notary Public