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Doc#: 2403606180 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/05/2024 02:42 PM Pg: 1 of 7

WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20240101621388
ST/CO Stamp 1-627-577-392 ST Tax \$200.00 CO Tax \$100.00

Property of Cook County Clerk's Office

THE GRANTOR, **Robert J. Ward**, married to Karen Ward, of 9855 South Hamlin, City of Evergreen Park, County of Cook, State of Illinois, **Thomas Ward**, a single man, of 1229 Allium Drive #23, City of Lakeland, County of Polk, State of Florida, **Michelle Nilles**, married to William Nilles, of 7319 W 110th Place, City of Worth, County of Cook, State of Illinois, and **Kenneth J. Ward Jr.**, a single man, of 50959 Twilight Drive, City of Elkhart, County of Elkhart, State of Indiana, as all the heirs of the Estate of **James Ward**, of 15640 Wolf Rd., the City of Orland Park, 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 **Kyce Murad**, a single person of *, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A.

*9148 Christine Ct
Orland Park IL 60462

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; condominium declaration and bylaws, if any; and general real estate taxes not yet 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: 27-18-425-010-0000

Address of Real Estate: 15640 Wolf Rd., Orland Park, IL 60467

This is not and never has been homestead property for Robert J. Ward, Karen Ward, Thomas Ward, Michelle Nilles, William Nilles, or Kenneth J. Ward Jr.

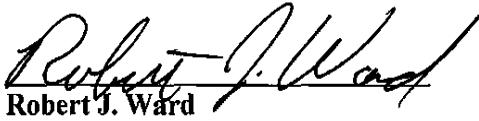
Dated this 25 day of January 2024

FIDELITY NATIONAL TITLE

0023019254

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Robert J. Ward

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Robert J. Ward**, 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 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 25 day of January 2024.



 (Notary Public)

Prepared By: Thomas J. Scannell
3135 W. 95th Street
Evergreen Park, IL 60805

Mail To:
Law Offices of Joseph E. Pecko
7 Southgate Ct.
Burr Ridge, IL 60527
GRANTEE'S ADDRESS

Name & Address of Taxpayer:
Kyce Murad
15640 Wolf Rd.
Orland Park, IL 60467

Properly Filed
Cook County Clerk's Office

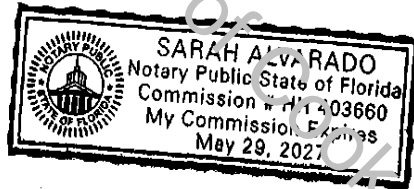
UNOFFICIAL COPY

Thomas Ward
Thomas Ward

STATE OF FLORIDA, COUNTY OF POLK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Thomas Ward**, 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 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 25 day of January 2024.



Sarah Alvarado (Notary Public)

Prepared By: Thomas J. Scannell
3135 W. 95th Street
Evergreen Park, IL 60805

Mail To:
Law Offices of Joseph E. Pecko
7 Southgate Ct.
Burr Ridge, IL 60527

Name & Address of Taxpayer:
Kyce Murad
15640 Wolf Rd.
Orland Park, IL 60467

Property of Polk County Clerk's Office

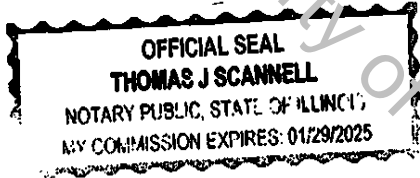
UNOFFICIAL COPY

Michelle Nilles
Michelle Nilles

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Michelle Nilles**, 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 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 25 day of January 2024.



TJ Scannell (Notary Public)

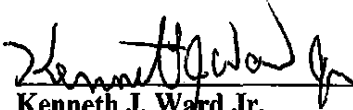
Prepared By: Thomas J. Scannell
3135 W. 95th Street
Evergreen Park, IL 60805

Mail To:
Law Offices of Joseph E. Pecko
7 Southgate Ct.
Burr Ridge, IL 60527

Name & Address of Taxpayer:
Kyce Murad
15640 Wolf Rd.
Orland Park, IL 60467

Property of Cook County Clerk's Office

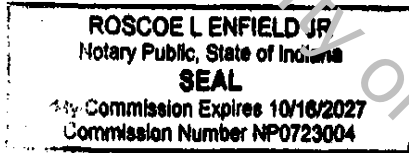
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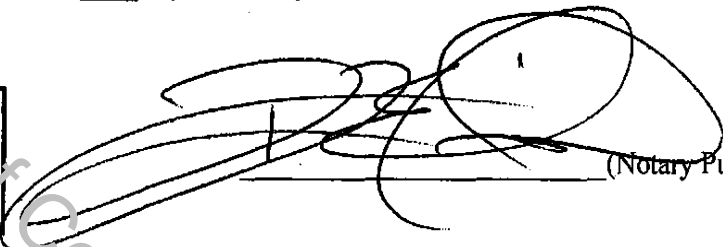

Kenneth J. Ward Jr.

STATE OF INDIANA, COUNTY OF ELKHART ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Kenneth J. Ward Jr.**, 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 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 25 day of January 2024.




(Notary Public)

Prepared By: Thomas J. Scannell
3135 W. 95th Street
Evergreen Park, IL 60805

Mail To:
Law Offices of Joseph E. Pecko
7 Southgate Ct.
Burr Ridge, IL 60527

Name & Address of Taxpayer:
Kyce Murad
15640 Wolf Rd.
Orland Park, IL 60467

Property of Cook County Clerk's Office

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EXHIBIT A

LOT 10 IN FRANK DELUGACH'S WOODED ESTATES, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND THE NORTH 1/2 OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 OF THE SOUTH EAST 1/4 AND THE EAST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 18, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

05-Feb-2024



COUNTY:	100.00
ILLINOIS:	200.00
TOTAL:	300.00

27-18-425-010-0000

| 20240101621388

| 1-627-577-392

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