

UNOFFICIAL COPY

Doc#: 2406709052 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/7/2024 12:00 AM Pg: 1 of 2

Dec ID 20240201635903

ST/Co Stamp 0-804-401-712 ST Tax \$417.00 CO Tax \$208.50

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS)

Benjamin Edward Pershey and Katherine
Elaine Willis Pershey
508 45th Street
Western Springs, IL 60558

(The Above Space for Recorder's Use Only)

PT 23-91523 2093

THE GRANTORS Benjamin Edward Pershey and Katherine Elaine Willis Pershey, husband and wife, of 508 45th Street, Western Springs, IL 60558 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Aaron P. Tieman, a married man, of 105 North Stone Avenue, La Grange, IL 60525, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION:

The East 75.00 feet of Lot 8 in Block 12 in Ridge Acres, a subdivision in the West 1/2 of Section 5, Township 38 North, Range 12, East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number(s): 18-05-307-009-0000

Property Address: 508 45th Street, Western Springs, IL 60558

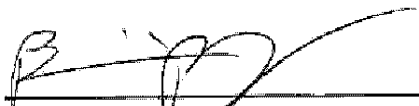
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

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.

PROPER TITLE, LLC

UNOFFICIAL COPY

Dated this 21st day of February, 2024.



Benjamin Edward Pershey

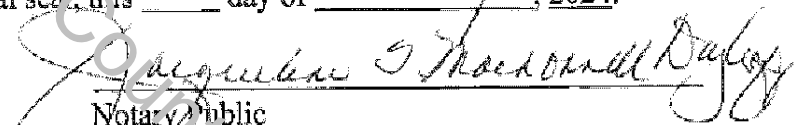


Katherine Elaine Willis Pershey

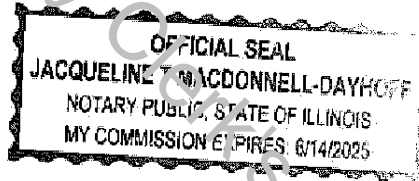
STATE OF ILLINOIS)
) SS,
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Benjamin Edward Pershey and Katherine Elaine Willis Pershey personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the 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 notarial seal, this 21st day of February, 2024.



Notary Public



THIS INSTRUMENT PREPARED BY:
Thomas J. Anselmo
Diaz, Anselmo & Associates
1771 West Diehl Rd., Suite 120
Naperville, IL 60563

MAIL TO:

Harry J. Fournier
Fournier Law Firm, Ltd.
2001 Midwest Road, Ste. 206
Oak Brook, IL 60523

Grantor Address
SEND SUBSEQUENT TAX BILLS TO:

Aaron P. Tieman
508 45th Street
Western Springs, IL 60558