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2407111041

Doc# 2407111041 Fee \$88.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

DATE: 3/11/2024 3:02 PM

PAGE: 1 OF 4

**WARRANTY DEED
ILLINOIS STATUTORY
Individual to Individual**

1 of 1
24-154351

THE GRANTORS, MITCHELL WEAKLEY, a single person, and ERIN HAMANN, married to RONALD DALE HAMANN, of the City of Homewood, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to the GRANTEE, Keiko T. Monroe, Trustee of the Keiko T. Monroe Trust Dated June 25, 2019, of the City of Chicago, Cook County, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO:

Covenants, conditions and restrictions of record; public and utility easements; general real estate taxes for the year 2023 and subsequent years; and

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(s): 32-06-112-036-1028 and 32-06-112-036-1047
Address(es) of Real Estate: 18519 Harwood Ave, Unit 1A, Homewood, IL 60430

REAL ESTATE TRANSFER TAX

11-Mar-2024



COUNTY:	58.50
ILLINOIS:	117.00
TOTAL:	175.50

32-06-112-036-1047

| 20240301651353 | 0-373-037-616

Mail to:

Roberta Cioe Buoscio
Scott R Wheaton & Assoc
3108 Ridge Road
Lansing, IL 60438

GRANTEE AND
Tax Bills to:

Ms Keiko T. Monroe
18519 Harwood Ave,
Unit 1A
Homewood, IL 60430

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Dated this 5th day of March, 2024.

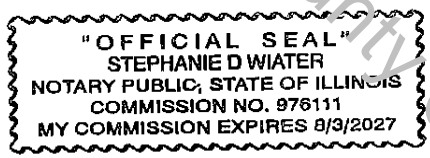
Mitchell Weakley
MITCHELL WEAKLEY

State of Illinois)
) ss
County of Kankakee)

I, the undersigned a Notary Public in and for said County, in the State aforesaid, CERTIFY MITCHELL WEAKLEY, 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 March 5th day of March, 2024.

Stephanie Diwater (Notary Public) Commission Expires 8-3-2027



Clerk's Office

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Dated this 5th day of March, 2024.

[Signature]
ERIN HAMANN

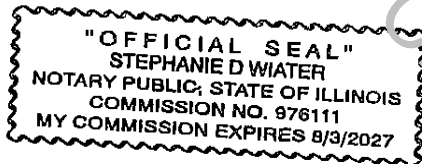
Ronald Hamann
RONALD DALE HAMANN

State of Illinois)
County of Kankakee) ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY ERIN HAMANN, and RONALD DALE HAMANN, 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 5th day of March, 2024.

Stephanie D Wiater (Notary Public) Commission Expires 8-3-2027



This instrument was prepared by: **Bell & Shah, LLC, 2015 W. Fullerton Ave., Chicago, Illinois 60647**
STEPHANIE WOLFSON

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Doma Title Insurance, Inc.

Commitment Number: 24-154351-PTG

EXHIBIT A PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

UNIT 18519-1A AND G-27 IN THE HARWOOD COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND: LOT 1 OF 1-HARWOOD AVENUE APARTMENTS RESUBDIVISION OF LOTS 17 TO 32 INCLUSIVE IN BLOCK 6 AND LOTS 1 TO 7 INCLUSIVE IN BLOCK 7; ALSO THE VACATED PORTION OF ELM AVENUE LYING BETWEEN SAID BLOCK 6 AND 7; SOUTH OF THE SOUTH LINE OF WILLOW ROAD, NORTH OF THE NORTH LINE OF HEATHER STREET AND EAST OF THE EASTERLY LINE OF HARWOOD AVENUE; ALL IN SOUTH CHOMEWOOD, A SUBDIVISION OF ALL OF THAT PART OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BETWEEN THE ILLINOIS CENTRAL RAILROAD (ON THE WEST AND THE CHICAGO AND VINANNES ROAD ON THE EAST) AND BETWEEN THE NORTH LINE OF SAID SOUTH 1/2 OF NORTHWEST 1/4 AND A LINE 902 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID SOUTH 1/2 OF NORTHWEST 1/4 OF SECTION 6; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 09152098 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

P.I.N.:

32-06-112-036-1028

32-06-112-036-1047

C.K.A.: 18519 Harwood Ave Unit 1A, Homewood, IL 60430