

# UNOFFICIAL COPY

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## WARRANTY DEED ILLINOIS STATUTORY

Citywide Title Corporation  
111 W. Washington St, Ste. 1301  
Chicago IL 60602



Doc# 2407322019 Fee \$88.00  
ILRHSP FEE:\$10.00 RPRF FEE:\$1.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
DATE: 3/13/2024 16:05 AM  
PAGE: 1 OF 5

THE GRANTOR(S)

**Koileen Blume, an unmarried woman,**

of the City of Chicago, County of Cook, State of IL for and in consideration of \$10.00 (Ten and 00/100) dollar(s), and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to

\* a single man

\*\* as joint tenants

**Tyler Tran & Bao Tran Le, husband and wife as tenants by the entirety,**

\*\* a single woman

of 6645 N Kostner Ave, Lincolnwood, Illinois 60712, of the County of Cook, 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 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.

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): 13-13-128-020-0000

Address(es) of Real Estate: 4434 N Sacramento Ave., Chicago, IL 60625

Dated this 1st day of March, 2024.

Koileen Blume

Koileen Blume

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STATE OF Illinois COUNTY OF Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT

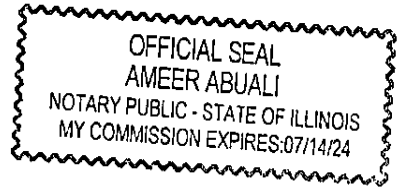
Kolleen Blum

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 1st day of March, 2024.

[Signature] (Notary Public)

Prepared by:  
Christian Blume  
The Law Office of Christian Blume, LLC  
415 N. LaSalle, Suite 300A  
Chicago, IL 60654



Mail to:  
Banahan & Hoas  
22 S. 4th St, Ste. 5  
Geneva, IL 60134

Name and Address of Taxpayer:  
Tyler Tran  
Bao Tran Le  
4434 N. Sacramento Ave.  
Chicago, IL 60625

Property of Cook County Clerk's Office

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## LEGAL DESCRIPTION

LOT 32 IN BLOCK 62 IN NORTHWEST LAND ASSOCIATION SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THEREFROM RIGHT OF WAY OF THE NORTH WESTERN ELEVATED RAILROAD) IN COOK COUNTY, ILLINOIS.

13.13.128.020.0000 

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## REAL ESTATE TRANSFER TAX

08-Mar-2024



<b>CHICAGO:</b>	4,875.00
<b>CTA:</b>	1,950.00
<b>TOTAL:</b>	6,825.00 *

13-13-128-020-0000 | 20240301650111 | 1-740-548-656

\* Total does not include any applicable penalty or interest due.

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## REAL ESTATE TRANSFER TAX

08-Mar-2024



<b>COUNTY:</b>	325.00
<b>ILLINOIS:</b>	650.00
<b>TOTAL:</b>	975.00

13-13-128-020-0000

| 20240301650111 | 0-704-801-328