



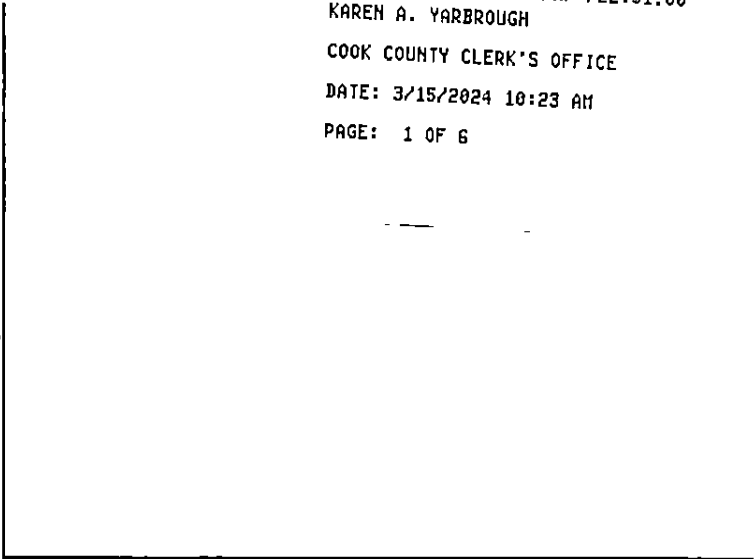
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Doc# 2407528022 Fee \$93.00  
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
DATE: 3/15/2024 10:23 AM  
PAGE: 1 OF 6

**WARRANTY DEED  
ILLINOIS STATUTORY**

THE GRANTORS

Terri Sheffield and Angela Toliver  
Heirs at Law or Legatees of William C. Harris



(The Above Space for Recorder's Use Only)

THE GRANTORS, Terri Sheffield, and Angela Toliver, as sole Heirs at Law or Legatees of William C. Harris for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Tanya Martinez, 4849 W. Parker of Chicago, IL, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**\*\* A SINGLE PERSON**

\* NOT HOMESTEAD PROPERTY

**SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"**

Permanent Index Number(s): 25284300040000

Property Address: 41 W 125th PL, Chicago, IL 60628 \*

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.

Dated this 20<sup>th</sup> day of February, 2024.

**REAL ESTATE TRANSFER TAX**

01-Mar-2024



CHICAGO: 1,605.00  
CTA: 642.00  
TOTAL: 2,247.00 \*

25-28-430-004-0000 | 20240201644139 | 1-146-882-608

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

**REAL ESTATE TRANSFER TAX**

14-Mar-2024



COUNTY: 107.00  
ILLINOIS: 214.00  
TOTAL: 321.00

25-28-430-004-0000 | 20240201644139 | 0-181-418-544

S ✓  
P ✓  
S ✓  
SC ✓  
INT ✓

# UNOFFICIAL COPY

Terri Sheffield

Terri Sheffield, as Heir at Law or Legatee of William C. Harris

Angela Toliver, as Heir at Law or Legatee of William C. Harris

Property of Cook County Clerk's Office

COOK COUNTY CLERK OFFICE  
RECORDING DIVISION  
118 N. CLARK ST.  
CHICAGO, IL 60602-1001

COOK COUNTY CLERK OFFICE  
RECORDING DIVISION  
118 N. CLARK ST. ROOM 120  
CHICAGO, IL 60602-1001

COOK COUNTY CLERK OFFICE  
RECORDING DIVISION  
118 N. CLARK ST. ROOM 120  
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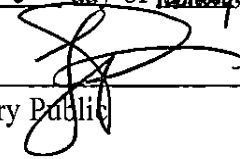
STATE OF Ohio )  
 ) SS,  
COUNTY OF Franklin )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Terri Sheffield, 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 it signed, sealed and delivered in the instrument as its 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 20<sup>th</sup> day of February, 2024.



**Tronea R. Pope**  
Notary Public  
State of Ohio  
Certificate # 2016 RF-606652  
My Commission Expires  
September 18, 2026

  
\_\_\_\_\_  
Notary Public

THIS INSTRUMENT PREPARED BY  
Bree Rials  
The Law Office of Bree Rials, LLC  
2472 RTE 30 STE B 103 #186

Oswego, IL 60543

~~MAIL TO:~~

~~Horwitch Goldstone & Shaw LLC~~

SEND SUBSEQUENT TAX BILLS TO:

→ Tanya Martinez  
41 West 125th Place  
Chicago, IL 60628

After Recording Return to:

Burnet Title - Post Closing  
One Parkview Plaza, Suite 750  
Oakbrook Terrace, IL 60181

# UNOFFICIAL COPY

Terri Sheffield, as Heir at Law or Legatee of William C. Harris

*Angela Toliver*

Angela Toliver, as Heir at Law or Legatee of William C. Harris

COOK COUNTY CLERK OFFICE  
RECORDING DIVISION  
118 N. CLARK ST. ROOM 120  
CHICAGO, IL 60602-1387

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Property of Cook County Clerk's Office

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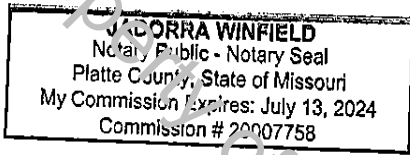
COOK COUNTY CLERK OFFICE  
RECORDING DIVISION  
118 N. CLARK ST. ROOM 120  
CHICAGO, IL 60602-1387

# UNOFFICIAL COPY

STATE OF Missouri )  
COUNTY OF Clay ) SS,

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Angela Toliver, 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 it signed, sealed and delivered in the instrument as its 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 20<sup>th</sup> day of February, 2024.



Notary Public

THIS INSTRUMENT PREPARED BY  
Bree Rials  
The Law Office of Bree Rials, LLC  
2472 RTE 30 STE B 103 #186

Oswego, IL 60543

MAIL TO:

~~Horwitch Goldstone & Shaw LLC~~

SEND SUBSEQUENT TAX BILLS TO:

Tanya Martinez  
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One Parkview Plaza, Suite 750  
Oakbrook Terrace, IL 60181

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## EXHIBIT A LEGAL DESCRIPTION

LOT 4 IN BRAYTON MANOR BEING A RESUBDIVISION OF LOTS 54 AND 55 IN LINGLE'S SUBDIVISION OF PART OF BLOCK 1 IN WARREN'S ADDITION TO WILDWOOD TOGETHER WITH THAT PART OF LOT 4 LYING WEST OF THE CENTER LINE OF MICHIGAN AVENUE IN WARREN'S ADDITIONS TO WILDWOOD, BEING A SUBDIVISION OF CERTAIN TRACTS IN SECTION 28 TOWNSHIP 27 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF REGISTERED AS DOCUMENT LR 1320404, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 25-28-430-004-0000

Property of Cook County Clerk's Office