

# UNOFFICIAL COPY

Doc#: 2408924120 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/29/2024 10:12 AM Pg: 1 of 3

Dec ID 20240301663768

ST/Co Stamp 1-307-678-256 ST Tax \$190.00 CO Tax \$95.00

City Stamp 1-198-626-352 City Tax \$1,995.00

## WARRANTY DEED

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

File No: 24163104-1/3

THIS INDENTURE WITNESSETH, that the Grantor(s), Daniel Cisse, married to Ashley Cisse of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Michael Hooks, (Grantee's Address), the following described real estate, to-wit:

### PARCEL 1:

UNIT 4217-101 AND GARAGE UNIT #33 IN THE COURTYARD IN FORD CITY CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF THE WEST 1/2 OF THE NORTH 3/4 OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED IN THE OFFICE OF THE COOK COUNTY RECORDER AS DOCUMENT 97032480 AS MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

### PARCEL 2:

NONEXCLUSIVE EASEMENT FOR INGRESS AND EGRESS FOR PEDESTRIAN AND VEHICULAR TRAFFIC TO AND FROM CICERO AVENUE AND PULASKI AS CONTAINED IN DOCUMENTS 19972008 RECORDED OCTOBER 18, 1966; 19,982.474 RECORDED OCTOBER 31, 1966; 20,242,883 RECORDED AUGUST 28, 1967; 21,045,716 RECORDED DECEMBER 27, 1969; 20029724 RECORDED DECEMBER 27, 1966; 18451804 RECORDED APRIL 18, 1962; 19109916 RECORDED APRIL 27, 1964; 19514594 RECORDED JULY 2, 1965; 18664329 RECORDED APRIL 27, 1964; 19514594 RECORDED JULY 2, 1965; 18664329 RECORDED APRIL 27, 1962 AND 04044583 RECORDED DECEMBER 14, 1994 AS DESCRIBED IN THE AFORESAID INSTRUMENTS AS MODIFIED AMENDED AND SUPPLEMENTED.

*\*This is not Homestead as to grantor or spouse\**

Permanent Real Estate Index Number: 19-27-401-058-1001 & 1069

Address of Real Estate: 4217 W 76th St Unit 101, Chicago, IL 60652

Subject to the following restrictions: a) all taxes and special assessments for the year 2023 and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.



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Dated this 29 Day of February 2024



Daniel Cisse

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		28-Mar-2024
		COUNTY: 95.00
		ILLINOIS: 190.00
		TOTAL: 285.00
19-27-401-058-1001	2024/301663768	1-307-678-256

REAL ESTATE TRANSFER TAX		28-Mar-2024
		CHICAGO: 1,425.00
		CTA: 570.00
		TOTAL: 1,995.00
19-27-401-058-1001	20240301663768	1-198-626-352

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

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STATE OF IL )  
COUNTY OF COOK ) SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Daniel Cisse, personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 29<sup>th</sup> day of Feb, 2024.



[Signature]  
Notary Public

This Instrument was prepared by:  
Lynda J. Holliday  
1020 W 18th Street  
Suite 1S  
Broadview IL 60155

Future Tax Bills to:  
Michael Hooks  
4217 W. 76th street  
Unit 101  
Chicago, IL 60652

After recording return document to:  
Linic Martinez  
4111 West 63rd street  
Chicago, IL 60629

COOK County Notary Public's Office