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KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 4/9/2024 9:58 AM Pg: 1 of 2

Dec ID 20240301650415

ST/Co Stamp 0-674-739-760 ST Tax \$270.00 CO Tax \$135.00

City Stamp 1-827-698-224 City Tax \$2,835.00

WARRANTY DEED ILLINOIS STATUTORY

AFTER RECORDING MAIL TO:

DIANA SLICKMAN
1951 W BIRCHWOOD AVE #2
CHICAGO IL 60626

The Grantor(s), David Geis and Angela Geis, as husband and wife, in the County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, Convey(S) and Warrant(s) Diana Marie Slickman, a single person, in the County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION: (Attached Hereto)

SUBJECT TO: covenants, conditions and restrictions of record, private, public and utility easements and roads and highways, general taxes for the year 2024 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s) hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Property Index Number: 11-30-406-030-1004

Property Address: 1951 West Birchwood Avenue, Unit 2W, Chicago, Illinois 60626

Dated this 9 Day of MARCH, 2024

X [Signature]
David Geis

X [Signature]
Angela Geis

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County and State, CERTIFY THAT, David Geis and Angela Geis, is/are 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 9th day of March, 2024

X [Signature]
Notary Public



Taxpayer: Diana Marie Slickman, 1951 West Birchwood Avenue, Unit 2W, Chicago, Illinois 60626

Prepared by: Peter L. Marx, 7104 West Addison, Chicago, Illinois 60634, (773) 283-8960

PT24-97853 1/2

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Exhibit A / Legal Description

Unit 1951-2 in the 1949-1951 W. Birchwood Condominium as delineated on a survey of the following described real estate:

Lots 9, 10 and the North 12 1/2 feet of Lot 11 (except the East 103 feet thereof) in Block 6 in Murphy's Addition to Rogers Park, a subdivision of the Southeast 1/4 of Section 30, Township 41 North, Range 14, East of the Third Principal Meridian, North of the Indian Boundary line and West of Green Bay Road, in Cook County, Illinois;

Which survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document Number 08188095, and amended and restated Declaration of Condominium recorded July 11, 2005 as Document 0519218115, together with its undivided percentage interest in the common elements, all in Cook County, Illinois.

Property of Cook County Clerk's Office