

UNOFFICIAL COPY

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WARRANTY DEED

Doc#: 2411524119 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 4/24/2024 10:15 AM Pg: 1 of 3

Dec ID 20240401678448
ST/Co Stamp 0-795-160-880 ST Tax \$350.00 CO Tax \$175.00
City Stamp 0-413-839-664 City Tax \$3,675.00

THE GRANTORS

(The space above for Recorder's use only)

Timothy Nelson and Joanne Nelson, tenants by the entirety, of the City of Estill Springs, County of Franklin, State of Tennessee for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, **CONVEYS** and **WARRANTS** to **Sean O'Connell and Jacqueline Murray** of 2444 West 111th Street Unit 1A, Chicago, IL, not in Tenancy in Common, but in **JOINT TENANCY**, in the following described Real Estate situated in Cook County, Illinois, commonly known as 3654 West 113th Street, Chicago, IL 60655, legally described as:

SEE ATTACHED

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2023 and subsequent years.

Permanent Index Number (PIN): 24-23-105-041-000

Address(es) of Real Estate: 3654 West 113th Street, Chicago, IL 60655

The Grantors hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Grantees shall have and hold said premises not as joint tenants or tenants in common but as **TENANTS BY ENTIRETY** forever.

REAL ESTATE TRANSFER TAX		24-APR-2024
	CHICAGO:	2,625.00
	CTA:	1,050.00
	TOTAL:	3,675.00 *

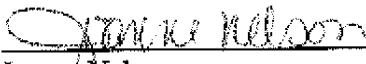
24-23-105-041-0000 | 20240401678448 | 0-413-839-664
* Total does not include any applicable penalty or interest due.

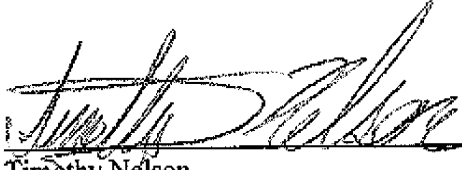
REAL ESTATE TRANSFER TAX		24-APR-2024
	COUNTY:	175.00
	ILLINOIS:	350.00
	TOTAL:	525.00

24-23-105-041-0000 | 20240401678448 | 0-795-160-880

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Dated this 19th day of April, 2024

 (SEAL)
Joanne Nelson

 (SEAL)
Timothy Nelson

STATE OF ILLINOIS)
)ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Joanne Nelson and Timothy Nelson personally known to me to be the same persons whose names subscribed in 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 19th day of April 2024





NOTARY PUBLIC

Commission expires March 27, 2027

This instrument was prepared by: Thomas Dalton of Dalton & Dalton, P.C., 6930 W. 79th Street, Burbank, Illinois 60459

MAIL TO:

Sean O'Connell and Jacqueline Murray
3654 West 113th Street
Chicago, IL 60655

SEND SUBSEQUENT TAX BILLS TO:

Sean O'Connell and Jacqueline Murray
3654 West 113th Street
Chicago, IL 60655

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LEGAL DESCRIPTION

Situated in the County of Cook, State of Illinois, to wit:

Lot 41 in Block 1 in Central Park West a Subdivision in the East 1/2 of the Northwest 1/4 of Section 23, Township 37 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Permanent Index Number (PIN): 24-23-105-041-0000

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Property of Cook County Clerk's Office