

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 2411702129 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 4/26/2024 10:48 AM Pg: 1 of 2

Dec ID 20240401676703

ST/Co Stamp 0-698-183-984 ST Tax \$230.00 CO Tax \$115.00

Mail to:

~~Elizabeth M. Ramucci
Pueher & Ramucci, P.C.
14496 John Humphrey Drive
Orland Park, Illinois 60462~~

Mail to:

Name & address of taxpayer:

Dylan T. Farrell and Crystal M. Tatje
4029 Nelson Walk
Oak Lawn, IL 60453

(The Above Space for Recorder's Use Only)

THE GRANTOR ELIZABETH NAEGELE, a single person, of the Village of Oak Lawn, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid,

CONVEYS and WARRANTS TO DYLAN T. FARRELL AND CRYSTAL M. TATJE, both unmarried of Chicago, IL, all interest in the following described REAL ESTATE situated in the County of Cook in the State of Illinois, to wit:

* AS Joint Tenants not as Tenants in Common

Parcel 1: Lots 44 and P-44 in the Village, being a Subdivision of the South 322.10 feet of the West 1/2 of Lot 3 in Barolomeo and Milord's Subdivision of the South 36-1/2 Acres of the East 1/2 of the Northeast 1/4 of Section 10, Township 37 North, Range 13, East of the Third Principal Meridian, except the South 1/4 Acre of the Northwest 1/4 of the Southeast 1/4 of the Northeast 1/4 of said Section 10, in Cook County, Illinois.

Parcel 2: Easements appurtenant to and for the benefit of Parcel 1 as set forth and defined in the declaration of easements recorded as Document Number 20453314, as amended and as shown on the Plat of Subdivision for ingress and egress, all in Cook County, Illinois

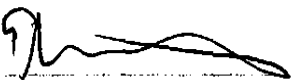
Subject to the real estate taxes not yet due or payable and subsequent years, covenants, conditions, restrictions, and special assessments confirmed after the date of the contract, if any, easements of records, building lines, zoning ordinances, public right of ways for roads and highways.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever

Permanent Index Number(s): 24-10-226-052-0000

Address(es) of Real Estate: 4029 Nelson Walk, Oak Lawn, IL 60453

Dated this 17 day of April, 2024



(Seal)

Elizabeth Naegele

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WARRANTY DEED

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Elizabeth Naegele 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 they signed, sealed and delivered in the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 17 day of April, 2024

Commission expires: 10-6-2027

Aya Ali Ahmad Notary Public

Recorder's Office Box No



NAME AND ADDRESS OF PREPARER:

Mary Kirby
Attorney at Law
1300 Froquois Ave., Suite 210
Naperville, IL 60563

Village of Oak Lawn Real Estate Transfer Tax \$100 04552

Village of Oak Lawn Real Estate Transfer Tax \$50 07621

Village of Oak Lawn Real Estate Transfer Tax \$1000 05824

REAL ESTATE TRANSFER TAX		25-Apr-20 24
COUNTY:		115.00
ILLINOIS:		230.00
TOTAL:		345.00

24-10-226-052-0000 | 20240401676703 | 0-698-183-98.4