## **UNOFFICIAL COPY**

WARRANTY DEED

**AFTER RECORDING MAIL TO:** 

David Frank 3400 w Dundel Soute 320 Novith 500 k, IL

60062

MAIL REAL ESTATE TAX BILL TO:

George Mitchell and Juliana Mitchell 1150 S. Harvey Ave Oak Park, IL 60304 Doc#. 2412324066 Fee: \$107.00 CEDRIC GILES COOK COUNTY CLERK'S OFFICE

Date 5/2/2024 9:33 AM Pg: 1 of 2

Dec ID 20240401683495 ST/Co Stamp 1-580-771-632 ST Tax \$493.00 CO Tax \$246.50

(Reserved for Recorders Use Only)

THE GRANTORS: Adam Harring and Ashton Wagner a/k/a Ashton Harnung, married couple, of 1150 S. Harvey Ave., Cak Park, IL 60304, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to George michell and Juliana Mitchell, husband and wife, of Illinois and the County of Cook, in the State of Illinois, to wit:

## SEE ATTACHED LEGAL DESCRIPTION

Commonly known as:

1150 S. Harvey Ave., Oak Park, IL 60304

PIN:

16-17-327-001-0000

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.



246 NW 701155RM

## **UNOFFICIAL COPY**

| DATED this 16th day of April   | , 2024.  |
|--|--|
| Adam Harnung   | Ashton Wagner a/k/a Ashton Harnung   |
| STATE OF <u>Lilinois</u> )   |  |
| COUNTY OF <u>topage</u> )  |  |
| I, the undersigned, a Nota v Public, in and for th CERTIFY, that <b>Adam Harnung and Ashton Wa</b> known to me to be the same persons whose nar appeared before me this day in person and individually the said instrument as their five and vest forth, including the release and waiver of the | agner a/k/a Ashton Harnung, personally mes are subscribed to the foregoing instrument, vidually acknowledged that they signed and oluntary act for the uses and purposes therein |
| Given under my hand and official seal this   | day of APRIL, 2024.  |
|  | Note, y Public   |
| NAME AND ADDRESS OF PREPARER:<br>versen Law<br>Brian Iversen<br>119 S. Emerson, Suite 262  | OFFICIAL SEAL GUNJAN PARIKH NOTAF / PUPLIC, STATE OF ILLINOIS My Control Stripe State 12/21/24   |