

UNOFFICIAL COPY

1028049 1 of 3

Doc#: 2413426054 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 5/13/2024 9:59 AM Pg: 1 of 3

After recording return to:)
Name: Tara Lewis)
Firm/Company:)
Address: 9849 S. Claremont Ave.)
Address 2:)
City, State, Zip: Chicago, IL 60643)

Dec ID 20240301661251
ST/Co Stamp 0-802-666-032 ST Tax \$330.00 CO Tax \$165.00
City Stamp 0-931-608-112 City Tax \$3,465.00

-----Above This Line Reserved For Official Use Only-----

WARRANTY DEED

THE GRANTOR **Raynell Vaughn**, an unmarried man of Chicago, Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable consideration, in hand paid, does hereby WARRANT and CONVEY unto GRANTEE **Tara Lewis**, an unmarried woman of Chicago, Illinois all interests in the following described real estate situated in the County of Cook, State of Illinois, to-wit:

LOT 20 (EXCEPT SOUTH 5 FEET THEREOF) BLOCK 1, SOUTH 20 FEET OF LOT 21 BEVERLY HIGHLANDS, BEING A SUBDIVISION OF THE SOUTH 9.25 ACRES OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


Commonly known as: **9849 South Claremont Avenue, Chicago, IL 60643**
PIN(s): **25-07-116-159-0000**

Subject to covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

Grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. THIS IS NOT HOMESTEAD PROPERTY.



WITNESS Grantor(s) hand(s) this the 22 day of March 2024


Raynell Vaughn

REAL ESTATE TRANSFER TAX		02-Apr-2024
	CHICAGO:	2,475.00
	CTA:	990.00
	TOTAL:	3,465.00 *

25-07-116-159-0000 | 20240301661251 | 0-931-608-112

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

REAL ESTATE TRANSFER TAX		02-Apr-2024
	COUNTY:	165.00
	ILLINOIS:	330.00
	TOTAL:	495.00

25-07-116-159-0000 | 20240301661251 | 0-802-666-032

UNOFFICIAL COPY

STATE OF Illinois)
) SS.
COUNTY OF COOK)

On this date, before me, the undersigned notary public, personally appeared **Raynell Vaughn** and proved to me through satisfactory evidence of identification to be the same person whose name is subscribed to the foregoing instrument, and acknowledged to me that he signed it voluntarily for its stated purpose.

Given under my hand and official seal this 22 day of March, 2024.



[Signature]
Notary Public
Laron Mond
Print Name

(SEAL)

My Commission Expires:

9/24/24

Grantee(s) Name, Address:

Tara Lewis
9849 South Claremont Avenue
Chicago, IL 60643

SEND TAX STATEMENTS TO GRANTEE AT ABOVE ADDRESS

This document prepared by:

Name: Roland W. Burris II
Firm/Company: Roland W. Burris & Assoc., LLC
Address: 100 N. LaSalle Street
Address 2: Suite 1515
City, State, Zip: Chicago, IL 60602

UNOFFICIAL COPY

PIN: 25-07-116-159-0000

LOT 20 (EXCEPT SOUTH 5 FEET THEREOF) BLOCK 1, SOUTH 20 FEET OF LOT 21 BEVERLY HIGHLANDS, BEING A SUBDIVISION OF THE SOUTH 9.25 ACRES OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office