

UNOFFICIAL COPY

WARRANTY DEED

Doc#: 2414224344 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/21/2024 2:01 PM Pg: 1 of 3

Dec ID 20240501606564

ST/Co Stamp 2-006-607-152 ST Tax \$212.00 CO Tax \$106.00

City Stamp 1-145-234-736 City Tax \$2,226.00

THIS INDENTURE WITNESSETH, that the Grantor(s), **Rene Thomas, an unmarried man**, of the County of Cook and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO,

~~Carla Jimenez~~, Carla Jimenez, a married woman, of 4850 W. Grace Ave. Chicago, IL
the following described real estate, to-wit:

PARCEL 1: UNIT 109 AND UNIT PARKING SPACE 11 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN MCGILL PARC CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0011083314, AS AMENDED FROM TIME TO TIME, IN THE WEST HALF OF THE NORTHWEST QUARTER AND THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: NON-EXCLUSIVE EASEMENTS FOR PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS AND MAINTENANCE, REPAIR, REPLACEMENT OR RECONSTRUCTION OF UTILITIES AS ESTABLISHED BY DECLARATION OF COVENANTS, CONDITIONS, RESTRICTIONS AND EASEMENTS RECORDED NOVEMBER 1, 2001 AS DOCUMENT NUMBER 0011027415.

Permanent Real Estate Index Number(s) 20-11-109-041-1009
Property address: 4938 S. Drexel Blvd #109, Chicago, IL 60615

Subject to the following restrictions: a) all taxes and special assessments, if any for the year 2nd installment of 2023 installment and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

THIS IS NOT HOMESTEAD PROPERTY.

FIDELITY NATIONAL TITLE OC24007497

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Warranty Deed

Dated this 17 Day of MAY, 2024

Rene Thomas
Rene Thomas

STATE OF ILLINOIS)
COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, *Rene Thomas*, known to me to be the same person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as (his/her/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 Notarial Seal this 17 day of MAY, 2024.

Harold Rose
Notary Public



This Instrument was prepared by:
Law Office of Erika C. Norton
15948 Woodlawn West Ave.
South Holland IL 60473

After recording return document to

Carla Jimenez
4938 S. Drexel Blvd.
#109
Chicago, IL 60615

Send tax bill to:

Carla Jimenez
4938 S. Drexel Blvd.
#109
Chicago, IL 60615

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REAL ESTATE TRANSFER TAX

20-May-2024



COUNTY:	106.00
ILLINOIS:	212.00
TOTAL:	318.00

20-11-109-041-1009

| 20240501606564 | 2-006-607-152

REAL ESTATE TRANSFER TAX

20-May-2024



CHICAGO:	1,590.00
CTA:	636.00
TOTAL:	2,226.00 *

20-11-109-041-1009 | 20240501606564 | 1-145-234-736

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

Property of Cook County Clerk's Office