



\*2414310009\*

Doc# 2414310009 Fee \$88.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00  
CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 5/22/2024 4:00 PM

PAGE: 1 OF 2

WARRANTY DEED

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

File No: 24162712 <sup>13</sup>

THIS INDENTURE WITNESSETH, that the Grantor(s), Vincent A. Panico (AKA Vince Panico) 1 Married Man, Tom Chesna

1 Married Man and Massimo T. Ressa, a unmarried ma all of the County of DuPage 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 Adam Boyd and Carter Boyd, (Grantee's Address) A MARRIED COUPLE OF SAN FRANCISCO, CA, the following described real estate, to-wit, as tenants by the entirety:

LOT 3 IN BLOCK 10 IN GROVELAND ADDITION TO WINNETKA, A SUBDIVISION OF THE EAST 70 ACRES OF THE NORTHWEST 1/4 OF SECTION 20, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 05-20-117-008-0000

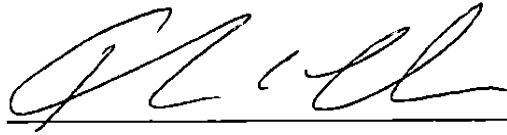
Address of Real Estate: 1070 Cherry St, Winnetka, IL 60093

\*\*\* This is non-homestead property for Vincent A. Panico and Tom Chesna \*\*\*

Subject to the following restrictions: a) all taxes and special assessments for the year 2023-2nd 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.

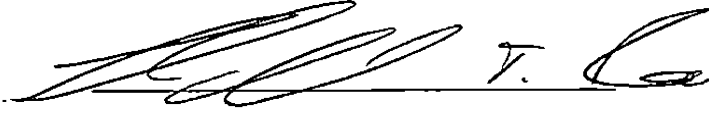
Dated this 18 Day of April, 2024

# UNOFFICIAL COPY



Vincent A. Panico (AKA Vince Panico)

Tom Chesna





Massimo T. Ressa

STATE OF Illinois )

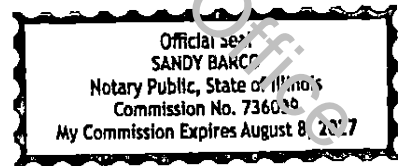
COUNTY OF Cook ) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Vincent A. Panico (AKA Vince Panico), Tom Chesna and Massimo T. Ressa, personally 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 15<sup>th</sup> day of April, 2024.

REAL ESTATE TRANSFER TAX		22-May-2024	
	COUNTY:	570.00	
	ILLINOIS:	1,140.00	
	TOTAL:	1,710.00	
05-20-117-008-0000		20240501609552   0-920-851-760	

  
Notary Public



This Instrument was prepared by:  
Ferrentino & Associates, LLC  
8409 West Cermak Road  
North Riverside IL 60546

Future Tax Bills to:  
ADAM BOYD  
1070 CHERRY ST.  
WINNETKA, IL 60093

After recording return document to:  
MICHAEL GRABILL  
707 SKOKIE BLVD #420  
NORTHBROOK, IL 60062