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WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2414323000 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/22/2024 9:11 AM Pg: 1 of 4

Doc ID 20240501607695

ST/Co Stamp 0-055-223-600 ST Tax \$229.50 CO Tax \$114.75

THE GRANTOR, **Scott A. Swaw and Suzanne L. Swaw**, a married couple, of 4427 Richard Ave., the City of Oak Forest, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and Warrants, to **Tera Mearns**, Single woman, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A.

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; condominium declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 28-22-313-035-0000

Address of Real Estate: 4427 Richard Ave., Oak Forest, IL 60452

Dated this 1 day of May 2024

FIDELITY NATIONAL TITLE

OC24005082

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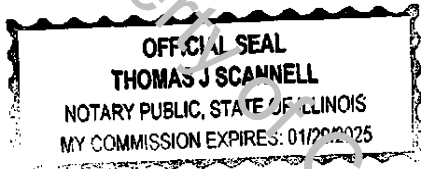
Scott A Swaw
Scott A. Swaw

Suzanne L Swaw
Suzanne L. Swaw

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Scott A. Swaw and Suzanne L. Swaw, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 1 day of May 2024.



TJS (Notary Public)

Prepared By: Thomas J. Scannell
3135 W. 95th Street
Evergreen Park, IL 60805

Mail To:
Sherwood Law Group, LLC
218 N. Jefferson
Suite 401
Chicago, IL 60661

GRANTEE'S ADDRESS
Name & Address of Taxpayer:
Tera Mearns
4427 Richard Ave.
Oak Forest, IL 60452

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EXHIBIT A

LOT 24 IN FIELD CREST FIRST ADDITION, A SUBDIVISION OF LOTS 8 TO 12 INCLUSIVE IN BLOCK 4, LOTS 1 TO 15 INCLUSIVE AND LOT 29 IN BLOCK 5 AND LOTS 1 TO 9 INCLUSIVE IN BLOCK 11, IN WILLOWICK ESTATES, BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER AND PART OF THE SOUTHEAST QUARTER NORTH OF THE INDIAN BOUNDARY LINE OF SECTION 22, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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REAL ESTATE TRANSFER TAX

20-May-2024



COUNTY:	114.75
ILLINOIS:	229.50
TOTAL:	344.25

28-22-313-035-0000

| 20240501607695 | 0-066-223-600

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