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UNOFFICIAL COPY



Doc# 2416924021 Fee \$88.00

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

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

DATE: 6/17/2024 9:41 AM

PAGE: 1 OF 4

Property of Cook County Clerk's Office

WARRANTY DEED

THE GRANTOR, EMILY MEYER, an unmarried woman, 3537 N. Kostner Ave., Chicago, Illinois, for and in consideration of ten dollars (\$10.00) and other good and valuable consideration in hand paid, **CONVEYS and WARRANTS** to the **GRANTEE, BRIAN P. KELLY AND ADRIENNE KELLY**, husband and wife, not as tenants in common and not as joint tenants but as **TENANTS BY THE ENTIRETY** 1441 W. Augusta Blvd. #2E, Chicago, Illinois, the following described real estate in the County of Cook in the State of Illinois:

LOT 15 IN BLOCK 2 IN MILWAUKEE AVENUE LAND ASSOCIATION SUBDIVISION NUMBER 1, A SUBDIVISION OF THAT PART OF THE WEST HALF OF THE NORTHWEST QUARTER OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 13, LYING SOUTHWEST OF MILWAUKEE AVENUE IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 13-22-400-013-0000

Address of Real Estate: 3537 N. Kostner Ave., Chicago, Illinois 60641

Together with the tenements and appurtenances thereunto belonging.

TO HAVE AND TO HOLD the same unto the Grantee.

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

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Dated this 4 day of June 2024

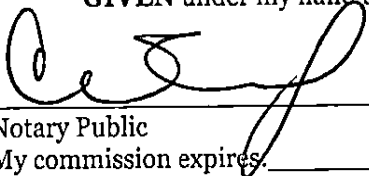


EMILY MEYER

STATE OF IL
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **DO HEREBY CERTIFY** that EMILY MEYER, personally known to me to be the same person whose name is subscribed to the forgoing instrument appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 4 day of June 2024



Notary Public
My commission expires _____



Prepared by: Dorothy M. Culhane, P.C., 1910 S. Indiana Avenue, Unit 623, Chicago, Illinois 60616

Send subsequent tax bills to:

Adrienne + Brian Kelly
3537 N Kostner Ave
Chicago, IL 60641

Please mail after recording to:

Adrienne + Brian Kelly
3537 N Kostner Ave
Chicago, IL 60641

NOTARY PUBLIC OF COOK COUNTY Clerk's Office

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REAL ESTATE TRANSFER TAX

10-Jun-2024



CHICAGO:

5,625.00

CTA:

2,250.00

TOTAL:

7,875.00

13-22-400-013-0000 | 20240601620353 | 0-513-264-944

* Total does not include any applicable penalty or interest due

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REAL ESTATE TRANSFER TAX

10-Jun-2024



COUNTY:	375.00
ILLINOIS:	750.00
TOTAL:	1,125.00

13-22-400-013-0000

20240601620353

1-237-167-408