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**Warranty Deed
Statutory (ILLINOIS)
General**

Doc#: 2417624462 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 6/24/2024 12:00 PM Pg: 1 of 3

Dec ID 20240601634270
ST/Co Stamp 0-181-011-248 ST Tax \$770.00 CO Tax \$385.00
City Stamp 1-198-849-328 City Tax \$8,085.00

1 of 1
TRULY
TITLE
24003693-20

Above Space for Recorder's Use Only

THE GRANTORS, JACOB MATTHEW KARLIN AND KATELIN ELIZABETH KARLIN, HUSBAND AND WIFE, for and in consideration of (\$10.00) Ten Dollars, in hand paid, CONVEY and WARRANT to SPRINGFIELD HOLDINGS LLC, AN INDIANA LIMITED LIABILITY COMPANY, duly organized and existing under and by virtue of the laws of the state of Illinois and duly authorized to transact business in the state where the following describe real estate is located, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED.

Permanent Index Number (PIN):

Address(es) of Real Estate: **3907 W. School St., Chicago, IL 60618**

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

SUBJECT TO: General real estate taxes not due and payable at the time of Closing; 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.

THIS IS NOT HOMESTEAD PROPERTY

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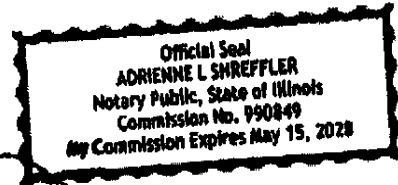
Dated this 5th day of June, 2024

X *Jacob Matthew Karlin*
JACOB MATTHEW KARLIN

* *Katelin Elizabeth Karlin*
KATELIN ELIZABETH KARLIN

State of Illinois, County of Cook ss I, the undersigned, a Notary Public, In and for said County, in the State aforesaid, DO HEREBY CERTIFY JACOB MATTHEW KARLIN AND KATELIN ELIZABETH KARLIN, are 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 5 day of June 2024.



Commission expires 5/15/2028, _____
Adrienne L. Shreffler
NOTARY PUBLIC

This instrument was prepared by:
The Real Property Law Group, PC, 4653 N. Milwaukee Ave., Chicago, Illinois 60630

MAIL TO:
T. Michael Schlichtman
3451 N. Avers
Chicago IL 60618

SEND SUBSEQUENT TAX BILLS TO:
T. Michael Schlichtman
3451 N. Avers
Chicago IL 60618

OR

Recorder's Office Box No. _____

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EXHIBIT A
Legal Description

The land hereinafter referred to is situated in the City of Chicago, County of Cook, State of IL, and is described as follows:

LOT 4 IN WILLIAM J. SWEENEY'S 3RD ADDITION TO CHICAGO IN THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 22, 1909 AS DOCUMENT NUMBER 4395504, IN COOK COUNTY, ILLINOIS.

PIN: 13-23-326-004-0000

Property of Cook County Clerk's Office