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Doc#: 2417702058 Fee: \$107.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
Date 6/25/2024 11:35 AM Pg: 1 of 3

Dec ID 20240501693388
ST/Co Stamp 2-112-389-936 ST Tax \$3,800.00 CO Tax \$1,900.00
City Stamp 1-205-633-840 City Tax \$39,900.00

FIRST AMERICAN TITLE
FILE # AF1042263

WARRANTY DEED
ILLINOIS STATUTORY
TENANTS BY THE ENTIRETY

THE GRANTORS, JEREMY DANIEL LOVETT and REBECCA LOVETT, Husband and Wife, of the City of CHICAGO, County of Cook, State of Illinois for and in consideration of ten dollars, and other good and valuable consideration in hand paid, CONVEY and WARRANT to STEPHEN DORTON and SHANNON DORTON, husband and Wife as Tenants by the Entirety, of 4632 N. PAULINA ST., CHICAGO, Illinois, of the County of Cook, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

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, 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.

Permanent Real Estate Index Number(s): 14-18-133-009-0000
Address(es) of Real Estate: 4431 N. HAMILTON AVE., CHICAGO, IL 60625

Dated this 26 day of APRIL, 20 24.



JEREMY DANIEL LOVETT



REBECCA LOVETT

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STATE OF ILLINOIS, COUNTY OF Cook _____ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JEREMY DANIEL LOVETT and REBECCA LOVETT 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 26th day of April, 20 24.



Marta Landrosh (Notary Public)

Prepared by:

LAW OFFICES OF JONATHAN M. AVEN
25 W. RANDOLPH ST. #1001
CHICAGO, IL 60601

Mail to:

DANA SIRAGUSA
25 E. WASHINGTON #700
CHICAGO, IL 60602

Name and Address of Taxpayer:

STEPHEN DORTON and SHANNON DORTON
4431 N. HAMILTON AVE.
CHICAGO, IL 60625

Property of Cook County Clerk's Office

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First American

Commitment for Title Insurance
Illinois - 2021 v. 01.00 (07-01-2021)

EXHIBIT A

The Land referred to herein below is situated in the County of Cook, State of Illinois, and is described as follows:

LOT 13 AND THE SOUTH 1/2 OF LOT 12 IN THE SUBDIVISION OF LOT 3 IN BLOCK 11 OF THE COUNTY CLERK'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Note: For informational purposes only, the land is known as :

4431 N. Hamilton Ave.
Chicago, IL 60625

This page is only a part of a 2021 ALTA Commitment for Title Insurance issued by First American Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I—Requirements; and Schedule B, Part II—Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

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Form 50128017 (6-7-22)

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