

UNOFFICIAL COPY



WARRANTY DEED Statutory (Illinois)

775612 1/2
Mail to:

Russell Robinson
2767 W. 95th Place
Evergreen Park, IL 60805

Citywide Title Corporation
111 W. Washington St, Ste. 1301
Chicago IL 60602

Doc# 2417702312 Fee \$88.00
ILRHSP FEE:\$18.00 RPRF FEE:\$1.00
CEDRIC GILES
COOK COUNTY CLERK'S OFFICE
DATE: 6/25/2024 4:04 PM
PAGE: 1 OF 4

Name & address of taxpayer:
Russell Robinson
2767 W. 95th Place
Evergreen Park, IL 60805

Citywide Title Corporation.: 775612

THE GRANTOR Brandon M. Haggerty, ^{*}an Individual and Elizabeth C. Malouf, ^{**}an Individual, as Joint Tenants, of the Village of Evergreen Park, County of Cook and State of Illinois, for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid.

CONVEYS AND WARRANTS to Russell Robinson, ^{* Unmarried Man} An Unmarried Man of 8118 S. Lafayette Avenue, Chicago IL 60620, as an Individual, the following real estate situated in the County of Cook, in the State of Illinois, to wit:

~~LOT 18, IN EVERGREEN GARDENS HOMES, BEING A SUBDIVISION OF THE WEST HALF OF BLOCK 5 (EXCEPT THE EAST 33 FEET THEREOF) IN HARRY H. HONOR, JR.'S SUBDIVISION OF THE NORTH QUARTER OF THE EAST HALF OF THE NORTHEAST QUARTER AND THE NORTH 3/8 OF THE WEST HALF OF SAID NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.~~ See attached [Ⓟ]

Subject to the real estate taxes not yet due or payable and subsequent years, covenants, conditions, restrictions and special assessments confirmed after the date of the contract, if any, easements of records, building lines, zoning and ordinances, public right of ways for roads and highways.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND HOLD said premises in fee simple forever.

Permanent index number(s): 24-12-231-001-0000 ✓

Property address: 2767 W. 95th Place Evergreen Park, IL 60805 ✓

No. 6536

Village of Evergreen Park

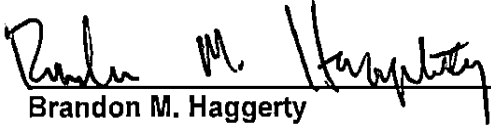
\$ 1655
Carol Masterson

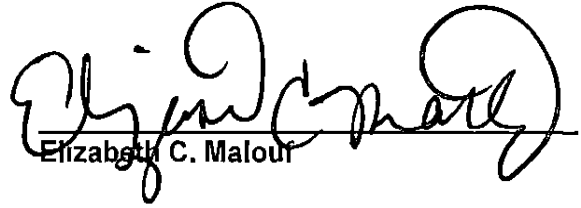
Address: 2767 W. 95th St
Real Estate Transaction Stamp

S Y
P 4
S Y-1
SC _____
INT RH

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DATED this 1st day of June, 2024.


Brandon M. Haggerty


Elizabeth C. Malouf

WARRANTY DEED Statutory (Illinois)

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY: **Brandon M. Haggerty and Elizabeth C. Malouf**

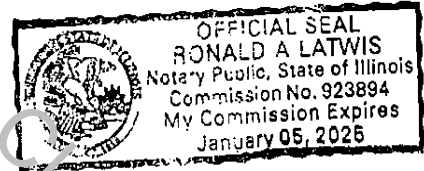
personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and the persons acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 1st day of June, 2024.

Commission expires: 1/5/2025


Notary Public

Recorder's Office Box No.



NAME AND ADDRESS OF PREPARER:

Ryan Waite
Waite Law Firm, LLC
633 Rogers St., Suite 103
Downers Grove, IL 60515

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

File No.: 775612

EXHIBIT A

The Land is described as follows:

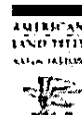
LOT 18, IN EVERGREEN GARDENS HOMES, BEING A SUBDIVISION OF THE WEST HALF OF BLOCK 5 (EXCEPT THE EAST 33 FEET THEREOF) IN HARRY H. HONORE JR.'S SUBDIVISION OF THE NORTH QUARTER OF THE EAST HALF OF THE NORTHEAST QUARTER AND THE NORTH 3/8 OF THE WEST HALF OF SAID NORTHEAST QUARTER OF SECTION 12, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

24-12-231-001-0000

This page is only a part of a 2021 ALTA Commitment for Title Insurance issued by Chicago Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; 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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REAL ESTATE TRANSFER TAX

18-Jun-2024



COUNTY:	165.50
ILLINOIS:	331.00
TOTAL:	496.50

24-12-231-001-0000

| 20240601620745 |

| 0-620-879-152