

# UNOFFICIAL COPY

Doc#: 1820710002 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/26/2018 09:39 AM Pg: 1 of 3

## WARRANTY DEED

**Prepared By:**  
Mustafa Kamal, Esq.  
23626 Denise St  
Plainfield, IL 60585

Dec ID 20180701638087  
ST/CO Stamp 1-112-119-072 ST Tax \$115.00 CO Tax \$57.50

**Return/Mail To:**  
FirstKey Homes, LLC  
1850 Parkway Place, Suite 900  
Marietta, GA 30067

**Send/Mail Tax Bills To:**  
Cerberus SFR Holdings II, L.P.  
C/O FirstKey Homes, LLC  
1850 Parkway Place, Suite 900  
Marietta, GA 30067

**FIDELITY NATIONAL  
TITLE INSURANCE**

2018011325

GRANTOR, Sabrina O. Peden, a married woman, of South Holland, IL, for and in consideration of TEN and no/100 (\$10.00) Dollars, and other good and valuable considerations, in hand paid, GRANTS, TRANSFERS and CONVEYS to

GRANTEE, Cerberus SFR Holdings II, L.P., a Delaware Limited Partnership, the following described Non Homestead Real Estate situated in the County of Cook, in the State of Illinois, to wit:

**(SEE ATTACHED LEGAL DESCRIPTION)**



**SUBJECT ONLY TO:** General real estate taxes not due and payable at the time of closing, covenants, conditions, restrictions and easements of record.

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

**Address:** 16408 School St, South Holland, IL 60473  
**Permanent Index Number:** 29-22-209-035-0000 & 29-22-209-036-0000

DATED: 7/27/2018

  
Sabrina O. Peden

REAL ESTATE TRANSFER TAX		25-Jul-2018
	COUNTY:	57.50
	ILLINOIS:	115.00
	TOTAL:	172.50
29-22-209-035-0000   20180701638087   1-112-119-072		

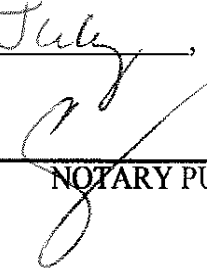
# UNOFFICIAL COPY

STATE OF ILLINOIS )  
COUNTY OF Cook ) SS

I, the undersigned, a Notary Public in and for this County and State, DO HEREBY CERTIFY that Sabrina O. Peden is personally known to me to be the same persons whose name is subscribed to this instrument, appeared before me this day in person and acknowledged that she executed this instrument as her/his free and voluntary act as and for the purposes set forth herein, including the release and waiver of the right of homestead.

Given under my hand and official seal this 24 day of July, 2018.



  
\_\_\_\_\_  
NOTARY PUBLIC

### LEGAL DESCRIPTION

LOT 98 IN HOEKSTRA'S SECOND ADDITION TO DUTCH VALLEY, BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF SECTION 22, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY  
AND WHEN RECORDED RETURN TO:

**VILLAGE OF SOUTH HOLLAND  
CERTIFICATE OF PAYMENT  
OF OUTSTANDING SERVICE CHARGES**

The undersigned, Deputy Village Clerk for the Village of South Holland, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: **Sabrina Peden**  
Mailing Address: **2842 MacHealth Crescent, Flossmoor, IL 60422**  
Telephone No.: **708-816-8156**  
Attorney or Agent: **Mustafa Kamal**  
Telephone No.: **513-293-5019**  
Property Address: **16408 School St.  
South Holland, IL 60473**  
Property Index Number (PIN): **29-22-209-035-0000/29-22-209-036-0000**  
Water Account Number: **0240160002**  
Date of Issuance: **7/24/2018**

State of Illinois )  
County of Cook )

This instrument was acknowledged before  
me on July 24, 2018 by

Michelle R Liddell  
Michelle R Liddell  
(Signature of Notary Public)

VILLAGE OF SOUTH HOLLAND

By: Bret Stott  
Deputy Village Clerk or Representative



[SEAL]

THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.