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AFF# 18/0454 1/

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS) Dustin Difilippo and Melissa Difilippo

Doc#. 1830619359 Fee: \$52.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 11/02/2018 11:47 AM Pg: 1 of 3

Dec ID 20181001612819

ST/CO Stamp 0-328-395-936 ST Tax \$317.50 CO Tax \$158.75

(The Above Space for Recorder's Use Only)

Open or THE GRANTORS Dustin Difilippo and Melissa Difilippo, a married couple, for and in consideration of TEN AND 00/100 DGLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to William F. Halloran and Mary M. Halloran of 3500 S. Lowe Ave, Chicago, IL 306 9, as a married, tenants by the entirety, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 27-03-409-042-0000

Property Address: 8808 Berkley Court, Orland Park, IL 60462

SUBJECT TO: Covenants, conditions and restrictions of record, privite and utility easements and roads and highways, general taxes for the year 2019 and subsequent years including taxes which may accrue by reason of new or additional improvements luring the year(s).

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

Dated this 16 day of 9+, 2018.

Melissa Difilippo

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STATE OF ILLINOIS)
) SS,
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Dustin Difilippo and Melissa Difilippo 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 in the 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 notarial seal, this 16 day of 00+, 2018.

OFFICIAL SEA JILL LEMMON

THIS INSTRUMENT PREPARED BY

McLaughlin Law Group 15812 S. Wolf Rd. Orland Park, IL 60467

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

LAW OFFICE OF ANTHONY NICPON.

William F. Halloran 8808 Berkley Court Orland Park, IL 60462



COUNTY: ILLINOIS: 158.75 317.50

TOTAL:

476.25

27-03-409-042-0000

20181001612819 0-328-395-936

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EXHIBIT A LEGAL DESCRIPTION

Address Given: 8808 Berkley Court

Orland Park, IL 60462

Permanent Index Not. 27-03-409-042-0000

Legal Description:

PARCEL 1:

LINIT 1

THAT PART OF LOT 1 IN BERKLEY COURT, A SUBDIVISION OF THE EAST 690 FEET OF THE SOUTH 315.65 FEET OF THE SOUTHEAST 1/4 OF SECTION 3, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHEAST CORNER OF SAID LOT 1; THENCE NORTH 78 DEGREES, 00 MINUTES 00 SECONDS, WEST ALONG THE SOUTH LINE OF LOT 1, 45.68 FEET; THENCE NORTH 12 DEGREES 00 MINUTES, 00 SECONDS EAST PERPENDICULAR TO THE LAST DESCRIBED LINE 20.00 FEET TO THE POINT OF BEGINNING, THENCE NORTH 78 DEGREES, 00 MINUTES 00 SECONDS, WEST 35.54 FEET; THENCE NORTH 12 DEGREES, 00 MINUTES 00 SECONDS WEST 86.00 FEET; THENCE SOUTH 12 DEGREES, 00 MINUTES, 00 SECONDS WEST 86.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESC OVER THE COMMON AREA AS CREATED BY THE DECLARATION OF PARTY WALL RIGHTS, COVENALTS CONDITIONS, EASEMENT AND RESTRICTIONS FOR BERKLEY COURT TOWNHOUSE ASSOCIATION.

JO OFFICE