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Doc#: 1918646142 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/05/2019 12:37 PM Pg: 1 of 3

WARRANTY DEED

THE GRANTOR(S), NILAY PATEL and PAYAL PATEL, husband and wife, of Bartlett, Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, CONVEY(S) and WARRANT(S) to DUSTIN SCOTT BOLLINGER and JENNIFER GIRON BOLLINGER, husband and wife of Bartlett, Illinois, as tenants by the entirety, the following described Real Estate:

Dec ID 20190601611923
ST/CO Stamp 2-031-143-008 ST Tax \$530.00 CO Tax \$265.00

Address of Property: 444 TIMBER RIDGE DR., BARTLETT, IL 60103


Parcel ID Number: 06-27-310-001-0005

LEGAL DESCRIPTION: See Exhibit A attached hereto and made a part hereof.


situated in the County of Cook, State of Illinois. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments, and general real estate taxes for 2018 and subsequent years.

DATED this 24 day of JUNE, 2019

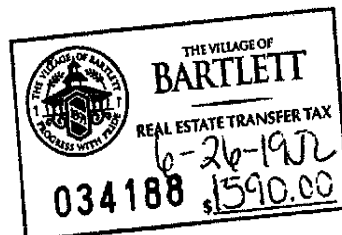


NILAY PATEL (SEAL)



PAYAL PATEL (SEAL)

File nr: 17190332
After recording mail to:
Altima Title, LLC.
6444 N. Milwaukee Ave.
Chicago, IL 60631
Ph. 312-651-6070



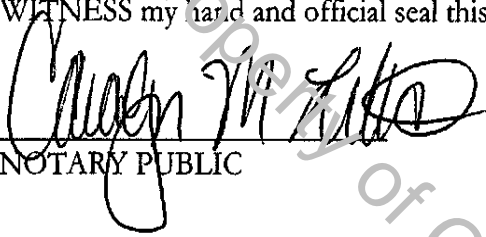
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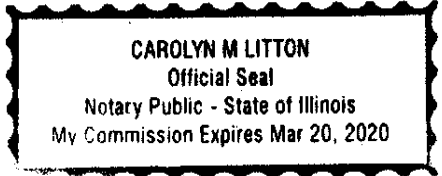
STATE OF Illinois)
) SS
COUNTY OF Kane)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that

Nilay Patel + Payal Patel
personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

WITNESS my hand and official seal this 24 day of June, 2019.


NOTARY PUBLIC



Prepared by : Parikh Law Group, LLC, 150 S. Wacker Ste. 2600, Chicago, IL 60606

MAIL TO:
Dustin S. Bollinger
444 Timber Ridge Dr
Bartlett, IL 60103

SEND SUBSEQUENT TAX BILLS TO:
Dustin S. Bollinger
444 Timber Ridge Dr
Bartlett, IL 60103

CLERK OF COOK COUNTY Clerk's Office

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File No: AT190332

EXHIBIT "A"

LOT 5 IN THE WOODS OF BARTLETT FINAL PLANNED UNIT DEVELOPMENT PLAN AND PLAT OF SUBDIVISION, BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 27, AND PART OF THE NORTHWEST QUARTER OF SECTION 34, ALL IN TOWNSHIP 41 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 26, 1989 AS DOCUMENT 89508616, IN COOK COUNTY, ILLINOIS.

**Property Address: 444 TIMBER RIDGE DR BARTLETT, IL 60103
Parcel ID Number: 06-27-310-001-0000**

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Old Republic National 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.

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