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Doc#: 2015746228 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/05/2020 11:20 AM Pg: 1 of 2

Dec ID 20200401666805
ST/CO Stamp 0-445-502-688 ST Tax \$143.00 CO Tax \$71.50

WARRANTY DEED
Statutory (ILLINOIS)
(Limited Liability Company to
Individual)

20252550

MAIL TO:

Law Office of Beth Mann, P.C.
Beth Mann
15127 S. 73rd Ave. Suite F,
Orland Park, IL 60462

MAIL TAX BILLS TO:

Marcus Franklin and Gwen Franklin
445 Springfield Street,
Park Forest, IL 60466

THE GRANTOR(S): O.K. Development, LLC of 19163 Brompton Court, Mokena, IL 60448, A Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of (\$10.00) TEN DOLLARS; in hand paid, and pursuant to authority given by the Company **CONVEYS** and **WARRANTS** to

Marcus Franklin and Gwen Franklin, of 363 Crandon, Calumet City, IL 60409

as husband and wife, not as Joint Tenants with rights of survivorship, nor as Tenants in Common, but as **TENANTS BY THE ENTIRETY**, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 20 (EXCEPT THE WESTERLY 3 FEET THEREOF) AND THE WESTERLY 12 FEET OF LOT 19 IN BLOCK 37 IN LINCOLNWOOD CENTER, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 AND PART OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 26, 1958 AS DOCUMENT NUMBER 17245364 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES AS DOCUMENT NUMBER LR1803326, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions, and restrictions of record, Document No.(s); and to General Taxes for 2019 and subsequent years.

Permanent Index Number (PIN):31-24-302-024-0000

Address of Real Estate: 445 Springfield Street, Park Forest, IL 60466

PRAIRIE TITLE
6821 W. NORTH AVE,
OAK PARK, IL 60302

71500's 000ots

REAL ESTATE TRANSFER TAX

12-May-2020



COUNTY: 71.50
ILLINOIS: 143.00
TOTAL: 214.50

31-24-302-024-0000

| 20200401666805 | 0-445-502-688

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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by its Manager, this date:

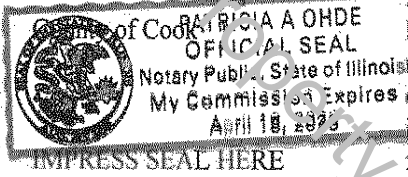
May 5, 2020

O.K. Development, LLC


Oliver Richardson, Manager

State of Illinois

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Oliver Richardson, as Manager of O.K. Development, LLC, 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 (s)he signed, sealed and delivered the said instrument as his/her 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 date: May 8, 2020

Commission expires 4/18 2023
Patricia A. Ohde
(Notary Public)

This instrument was prepared by Griffin & Gallagher, LLC 10001 S. Roberts Road, Palos Hills, IL 60465

Cook County Clerk's Office