

UNOFFICIAL COPY

Doc#: 2021607250 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/03/2020 11:34 AM Pg: 1 of 2

WARRANTY DEED

Illinois Statutory
(CORPORATION TO INDIVIDUAL)

Dec ID 20200601693580
ST/CO Stamp 1-230-500-576 ST Tax \$85.00 CO Tax \$42.50

MAIL TO:
Nicolas Martinez and Maureen C. Mader
2610 Central Drive, Unit 2N
Flossmoor IL 60422

NAME & ADDRESS OF TAXPAYER:

Nicolas Martinez and Maureen C. Mader
2610 Central Drive, Unit 2N
Flossmoor IL 60422

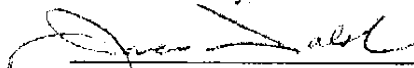
THE GRANTOR(S), JDUB INVESTMENTS, LLC of the city of Bridgeview, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS (\$10.00) IN HAND PAID, CONVEY(S) and WARRANT(S) TO GRANTEE:

Nicolas Martinez and Maureen C. Mader, not in Tenancy in Common, but in joint Tenancy

The following described Real Estate situated in the County of Cook, State of Illinois, to wit: (See reverse side of this instrument for Legal Description), hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois, TO HAVE AND TO HOLD said premises in Fee Simple, Subject to General Taxes for 2020 and subsequent years.

Property Address: 2610 Central Drive Unit 2N Flossmoor, IL 60422
Pin#: 31-01-420-048-1003

Dated this 1st day of June 2020


 [Seal]
JDUB INVESTMENTS LLC
Managing Member: Majdy Joudet
James Walsh

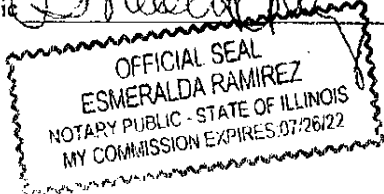
FIRST AMERICAN TITLE
FILE # 2996586

State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Majdy Joudet, personally known to me to be the same person(s) whose name(s) is/are subscribed to the forgoing instrument, appeared before me this day and acknowledged that he/they signed, sealed and delivered the instrument as his/their free and voluntary act, for the uses of purposes therein set forth, including the release and waiver of the right of homestead.

Given Under my hand and notarial seal, this 1st day of June, 2020.

Notary Public 



James Walsh

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: UNIT 2610-2N IN FLOSSMOOR COUNTRY CLUB APARTMENTS CONDOMINIUM, AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL")

LOTS A, B, C, D AND E IN THE RESUBDIVISION OF LOTS 35 TO 45 BOTH INCLUSIVE IN BLOCK 8 IN THE SUBDIVISION OF 91.76 ACRES OF THE SOUTH EAST 1/4 OF SECTION 1, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT OF RESUBDIVISION RECORDED MAY 21, 1959 AS DOCUMENT NUMBER 17545634, IN BOOK 536 OF PLATS, PAGE 37, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM MADE BY AMERICAN NATIONAL BANK AND TRUST COMPANY OF CHICAGO, AS TRUSTEE UNDER TRUST AGREEMENT DATED JULY 1, 1966 AND KNOWN AS TRUST NUMBER 23555, RECORDED IN THE OFFICE OF RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, TOGETHER WITH AN UNDIVIDED PERCENT INTEREST IN SAID PARCEL, AS DOCUMENT NUMBER 22557628 (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS THEREOF AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) ALL IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 31-01-420-048-1003

Property Address: 2610 Central Drive Unit 2n, Flossmoor, Illinois 60422

Prepared by:

Majdy Joudeh

225 N. Columbus Dr. Unit 7507

Chicago, IL 60601

Property of Cook County Clerk's Office