

# UNOFFICIAL COPY

Doc#: 2021639111 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 08/03/2020 11:47 AM Pg: 1 of 2

Dec ID 20200601693714  
ST/CO Stamp 2-101-306-080 ST Tax \$480.00 CO Tax \$240.00

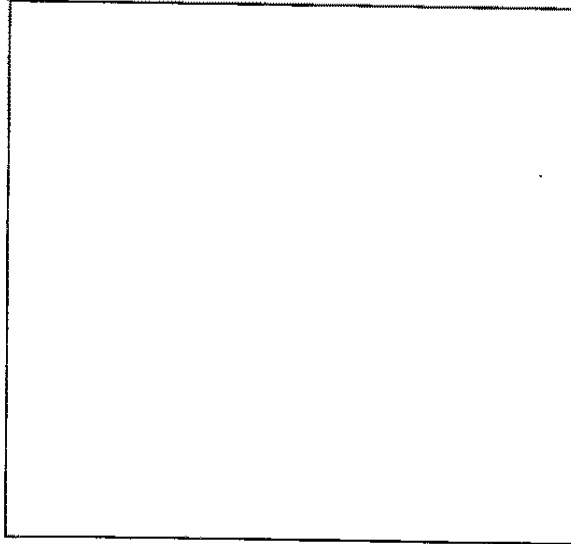
GIT 41053519 G  
SPECIAL (1/2)  
WARRANTY  
DEED  
GIT

Mail to:

Andrew Halkyn + Dominique R Halkyn  
15168 Franchesca Lane  
Orland Park IL 60462

Name and Address of Taxpayer:

Andrew J. Halkyn and Dominique R. Halkyn  
15168 Franchesca Lane  
Orland Park, Illinois, 60462



THIS INDENTURE, made this 12 day of June, 2020, between GRANTOR, **Beechen & Dill Homes, Inc.**, an Illinois corporation, of 13102 Eliza Ct. Lemont, Illinois 60439, 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 Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said company, which is hereby acknowledged, by these presents does GRANT, BARGAIN, SELL, REMISE, RELEASE, ALIEN AND CONVEY unto the GRANTEES, **Andrew J. Halkyn and Dominique R. Halkyn, Husband and Wife, 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 10 IN PARKSIDE SQUARE BEING A SUBDIVISION OF THE EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 31, 2016 AS DOCUMENT NO. 1615229042, IN COOK COUNTY, ILLINOIS**

PERMANENT INDEX NUMBER: **27-16-101-025-0000**

COMMONLY KNOWN AS: **15168 Franchesca Lane, Orland Park, Illinois, 60462**

TO HAVE AND TO HOLD the said premises, with all rights and privileges attached thereto unto the said Grantee and Grantee's successors and assigns forever. Grantor covenants with the Grantee that the Grantor is now seized in fee simple absolute of said premises; that the Grantor has full power to convey same; and that Grantor will only warrant and forever defend the right and title to the above described property unto the said Grantee against the claims of those persons claiming by, through or under Grantor, but not otherwise.

**SUBJECT TO:** General real estate taxes not yet due or payable; special assessments confirmed after this contract date; building, building lines and use or occupancy restrictions; covenants, conditions and restrictions of record; zoning laws and ordinances; easements for public utilities, drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

[SIGNATURE PAGE FOLLOWS]

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In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Authorized Agent this 12 day of June, 2020

**Beechen & Dill Homes Inc.,**  
**an Illinois corporation**

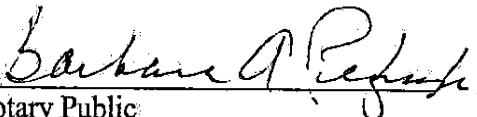
By:   
Matthew G. Dill, President

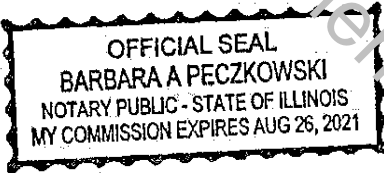
Property of Cook County Clerk's Office



STATE OF ILLINOIS            )  
  ) SS.  
COUNTY OF DUPAGE         )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Matthew G. Dill**, personally known to me to be **President of Beechen & Dill Homes Inc.**, an Illinois corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Authorized Agent, he signed and delivered the said instrument, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12 day of June, 2020

  
Notary Public



<b>REAL ESTATE TRANSFER TAX</b>		15-Jun-2020
	COUNTY:	240.00
	ILLINOIS:	480.00
	<b>TOTAL:</b>	<b>720.00</b>
27-16-101-025-0000   20200601693714   2-101-306-080		

MUNICIPAL TRANSFER STAMP

This instrument was prepared by:  
Caitlin Paloian  
Rosanova & Whitaker Ltd.  
127 Aurora Avenue  
Naperville Illinois 60540