

# UNOFFICIAL COPY

Doc#: 2022520037 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 08/12/2020 09:22 AM Pg: 1 of 2

## Warranty Deed

ILLINOIS

Dec ID 20200601606316  
ST/CO Stamp 1-349-399-264 ST Tax \$451.50 CO Tax \$225.75

*Above Space for Recorder's Use Only*

THE GRANTOR(s) Marth Enterprises Inc., an Illinois Corporation of the City of Orland Park, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to *(Name and Address of Grantee-s)* James Ripp and Mary Ripp, as tenants by the entirety, of Orland Park, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part here of.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2019 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 27-29-101-015-0000

Address(es) of Real Estate: 10827 Scarlet Drive, Unit 33  
Orland Park, IL 60467

The date of this deed of conveyance is

*James Marth*

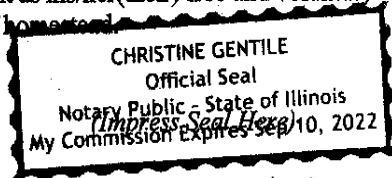
James Marth, President

*Carol Marth*

Carol Marth, Secretary

State of Illinois, County of Will ) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James Marth, President and Carol Marth, Secretary, 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, including the release and waiver of the right of homestead.



*(My Commission Expires 9/10/2022)*

Given under my hand and official seal on 6/17/2020

*[Signature]*

Notary Public

FIDELITY NATIONAL TITLE 0020019158

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## LEGAL DESCRIPTION

For the premises commonly known as:  
 10827 Scarlet Drive, Unit 33  
 Orland Park, IL 60467

Legal Description:

**UNIT 33: 10827 SCARLET DRIVE, ORLAND PARK, IL LEGAL DESCRIPTION**

THAT PART OF LOT 17 IN THE VILLAS OF TALLGRASS, BEING A SUBDIVISION OF THE NORTHEAST QUARTER, OF THE NORTHWEST QUARTER, LYING EAST OF THE EASTERLY RIGHT-OF-WAY OF THE WABASH RAILROAD IN SECTION 29, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTHERLY AND EASTERLY OF FOLLOWING DESCRIBED LINE:

COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 17, SAID POINT BEING ON THE SOUTHEASTERLY RIGHT-OF-WAY OF SCARLET DRIVE, THENCE SOUTHWESTERLY ALONG THE SOUTHEASTERLY RIGHT-OF-WAY OF SCARLET DRIVE AND A 160 FOOT RADIUS CURVE CONCAVE TO THE NORTHWEST A DISTANCE OF 41.20 FEET TO THE POINT OF BEGINNING, THENCE SOUTH 45 DEGREES, 03 MINUTES, 31 SECONDS EAST THROUGH THE PARTY WALL OF A DUPLEX TOWNSHIP BUILDING A DISTANCE OF 220.77 FEET TO THE POINT OF TERMINATION ON THE SOUTH LINE OF SAID LOT 17, SAID POINT BEING 8.59 FEET WESTERLY OF THE SOUTHWEST CORNER OF SAID LOT 17; IN COOK COUNTY, ILLINOIS.

This instrument was prepared by Richard R. Wojnarowski 11212 S. Harlem, Worth, IL 60482	Send subsequent tax bills to: <b>JAMES &amp; MARY RIPP</b> <b>10827 SCARLET DR. UNIT 33</b> <b>ORLAND PARK, IL 60467</b>	Recorder-mail recorded document to: <b>JAMES &amp; MARY RIPP</b> <b>10827 SCARLET DR. UNIT 33</b> <b>ORLAND PARK, IL 60467</b>
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Page 2