

UNOFFICIAL COPY

Doc#: 2022707246 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/14/2020 11:55 AM Pg: 1 of 2

WARRANTY DEED

STATE OF ILLINOIS


Dec ID 20200601613024
ST/CO Stamp 1-903-614-688 ST Tax \$72.00 CO Tax \$36.00
City Stamp 1-425-627-872 City Tax: \$756.00

MAIL TO:

USA Michelle Avalos
7306 N Ridge Blvd 2D
CHICAGO, IL 60645

THE GRANTOR, RZS Properties LLC Series 7306 Ridge, an Illinois Limited Liability Company, in the State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority as a member (s) of said company, conveys and warrants to,

Lisa Michelle Avalos, *AS GRANTOR*



REAL ESTATE TRANSFER TAX	02-Jul-2020
	CHICAGO: 540.00
	CTA: 216.00
	TOTAL: 756.00 *

the following described real estate situated in the County of Cook, State of Illinois, to wit:

11-30-307-216-1010 | 20200601613024 | 1-425-627-872
* Total does not include any applicable penalty or interest due.

LEGAL DESCRIPTION:

(See Attached)

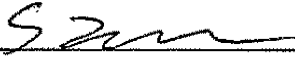
REAL ESTATE TRANSFER TAX	02-Jul-2020
 	COUNTY: 36.00
	ILLINOIS: 72.00
	TOTAL: 108.00

11-30-307-216-1010 | 20200601613024 | 1-903-614-688

Property Address:

7306 N Ridge Blvd., Apt 2D, Chicago, IL 60645-7007 subject to general real estate taxes for the year 2020 and subsequent years; building lines and use or occupancy restrictions, covenants and conditions of record; zoning laws and ordinances; easement for public utilities; acts of the Grantee; and hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Dated: 6/26, 2020


RZS Properties LLC Series 7306 Ridge
By: Saul Zenkevicius- Member

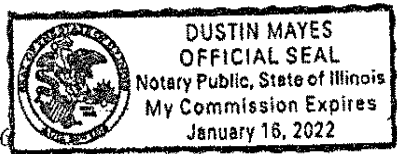
State of Illinois, County of Cook, SS. I, the undersigned, a notary public in and for said County, in the State aforesaid, do hereby certify that Saul Zenkevicius, Member of RZS Properties LLC Series 7306 Ridge, is personally known to me to be the same person whose name he subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 notarial seal, this 26th day of June, 2020


Notary Public

My commission expires: 1-16-2022

Permanent Index Number: 11-30-307-216-1010
Grantees Address: USA Michelle Avalos 7306 N Ridge Blvd 2D CHICAGO, IL 60645
Mail subsequent tax bills to: USA Michelle Avalos 7306 N Ridge Blvd 2D CHICAGO, IL 60645
PREPARED BY: D KAUFMAN LAW LLC - 185 N FRANKLIN ST., 2ND FL, CHICAGO, IL 60606



UNOFFICIAL COPY

LEGAL DESCRIPTION

UNIT NUMBER 2D IN THE RIDGE AVENUE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 3 AND THAT PART OF LOT 5 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTH WEST CORNER OF LOT 4 THENCE WESTERLY TO POINT 150 FEET WEST OF THE WESTERLY LINE OF RIDGE AVENUE AT A POINT IN THE SOUTH LINE OF LOT 3 EXTENDED THENCE NORTHWESTERLY ALONG A LINE PARALLEL TO AND WITH THE WESTERLY LINE OF RIDGE AVENUE TO A POINT 150 FEET WEST OF THE WESTERLY LINE OF RIDGE AVENUE TO A POINT IN THE NORTH LINE OF LOT 3 EXTENDED; THENCE EAST ALONG SAID LINE OF LOT 3 EXTENDED TO THE NORTH WEST CORNER OF LOT 3 THENCE SOUTHEASTERLY ALONG AND UPON THE EASTERLY LINE OF LOT 5 TO THE PLACE OF BEGINNING IN BLOCK 2 IN CONGDON'S RIDGE ADDITION TO ROGERS PARK AS SUBDIVISION OF THE SOUTH 50 ACRES OF THE SOUTH WEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, NORTH OF THE INDIAN BOUNDARY LINE IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98699790; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Address commonly known as:
7306 N Ridge Blvd Apt 2D
Chicago, IL 60645-7007

PIN#: 11-30-307-216-1010

2016462 1/2
Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

Cook County Clerk's Office