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Doc#: 2027307521 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 09/29/2020 03:41 PM Pg: 1 of 3

WARRANTY DEED

DPF-2014326
1/1

Dec ID 20200601613441
ST/CO Stamp 1-188-215-520 ST Tax \$167.00 CO Tax \$83.50

THIS INSTRUMENT WITNESSETH, that the Grantor(s), Betty Malinowski, a single person, for and in consideration of The sum of Ten Dollars and other good and valuable consideration, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) to John J. Pempek and/or Gail Pempek, Trustees of the John J. Pempek Living Trust dated May 15, 1996, all interest in the following described Real Estate situated in Cook County, Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Address: 14 Parliament Drive E, Unit 270, Palos Heights, IL 60463
P.I.N.: 23-24-300-114-1061

Situated in Cook County, Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Subject only to the following: general real estate taxes not due and payable at the time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

Dated this 29th day of June, 2020

Betty Malinowski
Betty Malinowski


This Instrument was Prepared by:
Kathleen O'Keefe- Rivera
Attorney at Law
55 W Wacker Drive, Suite 1400
Chicago, IL 60601

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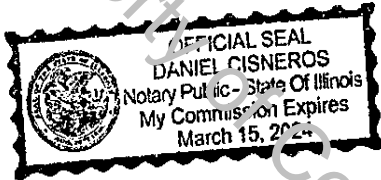
STATE OF ILLINOIS)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Betty Malinowski, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 29 day of June, 2020.



Notary Public



Mail to:

John Pempek and Gail Pempek
14 Parliament Drive E, Unit 270
Palos Heights, IL 60463

Send Subsequent bills to:

John Pempek and Gail Pempek
14 Parliament Drive E, Unit 270
Palos Heights, IL 60463

Property of Cook County Clerk's Office

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Affinity Title Services, LLC

Affinity Title Services, LLC

5301 W. Dempster Street, Suite 206

Skokie, IL 60077

Phone: (847)257-8000 ~ Fax: (847)296-7890

EXHIBIT A

Address Given: 14 Parliament Drive E, Unit 270
Palos Heights, IL 60463

Permanent Index No.: 23-24-300-114-1061

Legal Description:

UNIT 270 TOGETHER WITH A PERPETUAL AND EXCLUSIVE USE OF PARKING AND STORAGE AREA DESIGNATED AS GS270. IN COLONIAL HEIGHTS CONDOMINIUM, AS DELINEATED ON SURVEY OF PART OF THE EAST 1/2 OF THE SOUTH WEST 1/4 OF SECTION 24, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE SOUTHERLY RIGHT OF WAY LINE OF THE SANITARY DISTRICT OF CHICAGO, DESCRIBED IN DEED DATED NOVEMBER 21, 1912 AND RECORDED NOVEMBER 29, 1912 AS DOCUMENT 5089149 AND CONDEMNATION IN CASE NUMBER 308732 IN CIRCUIT COURT, COOK COUNTY, ILLINOIS, AND LYING EAST OF THE EAST RIGHT OF WAY LINE OF PUBLIC SERVICE COMPANY OF NORTHERN ILLINOIS AS CONVEYED BY WARRANTY DEED RECORDED DECEMBER 26, 1952 AS DOCUMENT 15507226, SAID EAST RIGHT OF WAY LINE BEING DESCRIBED AS RUNNING FROM A POINT IN THE SOUTHERLY RIGHT OF WAY LINE OF SAID SANITARY DISTRICT OF CHICAGO, WHICH POINT IS 888.38 FEET WEST OF THE EAST LINE OF SAID SOUTHWEST 1/4, AND DRAWN TO A POINT IN THE SOUTH LINE OF SAID SOUTHWEST 1/4 WHICH IS 886.00 FEET WEST OF THE SOUTHEAST CORNER OF SAID SOUTHWEST 1/4 (EXCEPT THAT PART THEREOF LYING SOUTH OF THE NORTH LINE OF THE PREMISES DEDICATED FOR HIGHWAY PURPOSES BY INSTRUMENT RECORDED SEPTEMBER 22, 1932 AS DOCUMENT 1143391 AND ALSO EXCEPT THE EAST 501.00 FEET THEREOF AND EXCEPT THAT PART FALLING IN COLONIAL HEIGHTS TOWNHOMES SUBDIVISION, UNIT NUMBER 1, AS PER PLAT RECORDED SEPTEMBER 26, 1973 AS DOCUMENT 22491943) IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO DECLARATION OF CONDOMINIUM MADE BY COSMOPOLITAN NATIONAL BANK OF CHICAGO, AS TRUSTEE UNDER TRUST NUMBER 20206 DATED JULY 12, 1976 AND RECORDED IN THE OFFICE OF THE RECORDER OF DEED OF COOK COUNTY, ILLINOIS AS DOCUMENT 23323318 AS AMENDED FROM TIME TO TIME; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.



COUNTY:	83.50
ILLINOIS:	167.00
TOTAL:	250.50

23-24-300-114-1061

| 20200601613441 | 1-188-215-520

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Fidelity National Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.