

UNOFFICIAL COPY

Doc#. 2031203273 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/09/2020 03:40 PM Pg: 1 of 3

Dec ID 20200901607318
ST/CO Stamp 2-102-584-800 ST Tax \$100.00 CO Tax \$50.00
City Stamp 0-767-990-240 City Tax: \$1,050.00

Property of Cook County Clerk's Office

WARRANTY DEED

ORNTIC File Number: *TQ0056241*
Old Republic National Title
9601 Southwest Hwy
Oak Lawn, IL 60453
312/641-7799

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Prepared By:

Caputo & Popovic, P.C.
17730 S. Oak Park Avenue, Unit B
Tinley Park, IL 60477

Send Tax Bill To:

Nemesis Holding LLC
1834 S RIDGEWAY AVE
Chicago, IL 60623

Mail Originals To:

Law Office of Adrian P. Zeno

REAL ESTATE TRANSFER TAX

25-Sep-2020



COUNTY: 50.00
ILLINOIS: 100.00
TOTAL: 150.00

16-23-312-040-0000

20200901607318 | 2-102-584-800

REAL ESTATE TRANSFER TAX

25-Sep-2020



CHICAGO: 750.00

CTA: 300.00

TOTAL: 1,050.00 *

16-23-312-040-0000 | 20200901607318 | 0-767-990-240

* Total does not include any applicable penalty or interest due.

WARRANTY DEED

THE GRANTORS, Betty Johnson and Madeline Brinson, for and in consideration of \$10.00 dollars in hand paid, CONVEY AND WARRANT to THE GRANTEE Nemesis Holding LLC, as all interests in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: General Taxes for 2020 and subsequent years and covenants, conditions, easements and restrictions of record.

Permanent Index Number (PIN): 16233120400000

Address of Property: 1834 S RIDGEWAY AVE, Chicago, IL 60623

DATED THIS 11 DAY OF September, 2020.

Betty Johnson
Betty Johnson

Madeline Brinson
Madeline Brinson

State of IL, County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that Betty Johnson and Madeline Brinson, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free 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 official seal this 11 Day of September, 2020

Commission expires: 10-13-2021, Theresa Smith
Notary Public



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LEGAL DESCRIPTION

LOT 39 IN DOWNINGS SUBDIVISION OF LOTS 7 TO 14 INCLUSIVE IN J.H. KEDZIE'S
SUBDIVISION OF THE SOUTH WEST QUARTER OF SECTION 23, TOWNSHIP 39 NORTH,
RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address commonly known as:

1834 S Ridgeway Ave

Chicago, IL 60623

PIN#: 16-23-312-040-0000

Property of Cook County Clerk's Office