

UNOFFICIAL COPY

Doc#: 2032121445 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/16/2020 04:52 PM Pg: 1 of 4

WARRANTY DEED

~~Upon Recording Mail to:~~
Illinois State Toll Highway Authority
Attn: Land Acquisition Manager
2700 Ogden Avenue
Downers Grove, IL 60515

Tollway Parcel: TW-3A-16-029

PIN(s): 23-01-300-026

Return to:
Wheatland Title Guaranty
105 W. Veterans Parkway, Yorkville, IL 60560

Dec ID 20200601616331
ST/CO Stamp 1-100-841-952

THE GRANTOR, Michael J. Finik, an unmarried man, of the City of Hickory Hills, County of Cook, State of Illinois, for and in consideration of Twelve Thousand Five Hundred and 00/100 Dollars (\$12,500.00) and other good and valuable considerations in hand paid, CONVEY(S) AND WARRANT(S) to the Illinois State Toll Highway Authority, an Instrumentality and Administrative Agency of the State of Illinois, GRANTEE, with principal offices at 2700 Ogden Avenue, Downers Grove, Illinois 60515, any and all right title and interest in the following described real estate situated in the County of Cook in the State of Illinois, including any after acquired interest, all strips, gores, or gaps:

SEE ATTACHED LEGAL DESCRIPTION

Hereby releasing and waiving all rights under and by any virtue of the Homestead Exemption Laws of the State of Illinois.

PIN: 23-01-300-026

COUNTY: COOK

ADDRESS: 9135 S. 77th Avenue, Hickory Hills, Illinois 60457

The Grantor, without limiting the interest above granted and conveyed, does hereby release the Grantee, its successors and assigns, forever, from all claims arising out of this acquisition as all such have been settled, including without limitation any diminution of value to any remaining property of the Grantor, its successors, lessees, mortgagees and assigns by reason of improving, operating and maintaining the above-described premises for toll highway purposes.

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EFW - 2017 CO-15687 3 of 3

JWS

REAL ESTATE TRANSFER TAX

26-Oct-2020



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

23-01-300-026-0000

| 20200601616331 | 1-100-841-952

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EXEMPT FROM ILLINOIS TRANSFER TAX PURSUANT TO 35ILCS 200/31-45(b)

This Deed is dated as of this 25 day of June, 2020.

GRANTOR:

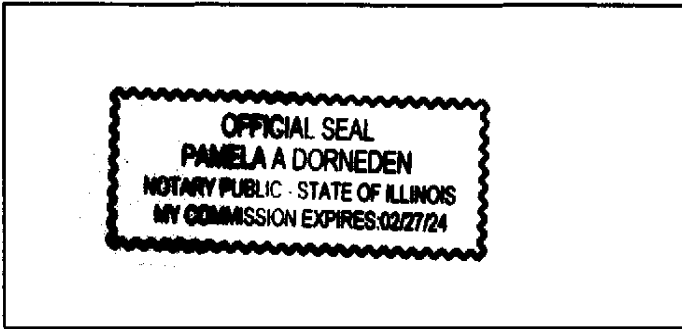


Michael J. Finik

STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael J. Finik, an unmarried man, personally known to me to be the same person(s) whose name(s) 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.

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



Pamela A. Dorneden
Notary Public

Commission Expires: 2-27-24

Imprint Seal in Box

This instrument was prepared by and Mail Subsequent Tax Bills to:
John Konrath
The Illinois State Toll Highway Authority
2700 Ogden Ave.
Downers Grove, IL 60515

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LEGAL DESCRIPTION:

A PART OF LOT 2 IN WILLIAMSON'S SUBDIVISION, BEING A SUBDIVISION OF PART OF THE EAST HALF OF THE SOUTHWEST QUARTER OF SECTION 1, TOWNSHIP 37 NORTH, RANGE 12 EAST, OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS RECORDED JULY 3, 1985 AS DOCUMENT NUMBER 85087089, DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT AT THE SOUTHWEST CORNER OF SAID LOT 2; THENCE NORTH 88 DEGREES 08 MINUTES 04 SECONDS EAST, 153.34 FEET ON THE SOUTH LINE OF SAID LOT, TO THE POINT OF BEGINNING; THENCE NORTH 20 DEGREES 38 MINUTES 17 SECONDS WEST, 42.66 FEET; THENCE NORTH 01 DEGREES 57 MINUTES 23 SECONDS WEST, 15.61 FEET TO THE NORTH LINE OF SAID LOT; THENCE NORTH 88 DEGREES 08 MINUTES 04 SECONDS EAST, 5.38 FEET ON SAID NORTH LINE TO THE WESTERLY RIGHT OF WAY LINE OF THE TRI-STATE TOLLWAY PER DOCUMENT NUMBER 16709456; THENCE SOUTH 20 DEGREES 38 MINUTES 25 SECONDS EAST, 59.15 FEET ON SAID WESTERLY RIGHT OF WAY LINE OF THE TRI-STATE TOLLWAY TO THE SOUTH LINE OF SAID LOT; THENCE SOUTH 88 DEGREES 08 MINUTES 04 SECONDS WEST, 10.67 FEET ON THE SOUTH LINE OF SAID LOT TO THE POINT OF BEGINNING.

SAID PARCEL TW-3A-16-029 CONTAINS 0.013 ACRE, OR 556 SQUARE FEET, MORE OR LESS.

Property of Cook County Clerk's Office

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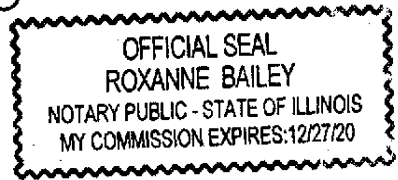
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated October 26, 2020

Signature: Jodi Garrard
Grantor or Agent

Subscribed and sworn to before me
By the said Agent - Jodi Garrard
This 26th day of October, 2020
Notary Public Roxanne Bailey

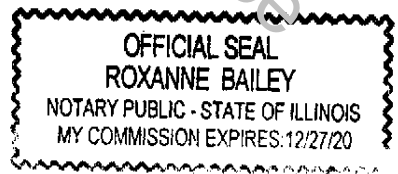


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date October 26, 2020

Signature: Jodi Garrard
Grantee or Agent

Subscribed and sworn to before me
By the said Agent - Jodi Garrard
This 26th day of October, 2020
Notary Public Roxanne Bailey



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)