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2033962181

Doc# 2033962181 Fee \$93.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD H. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 12/04/2020 02:22 PM PG: 1 OF 3

WARRANTY DEED ILLINOIS

THE GRANTORS:

BERDICE RICHARDSON AND
BeRich, LLC
An Illinois Corporation
11915 S. Stewart Ave.
Chicago, IL 60628

of the City of Chicago, County of Cook, State of Illinois, for and in consideration of ten dollars (\$10.00) and any other good and valuable consideration, in hand pay, CONVEYS and WARRANTS to:

Martino C. James
A married person

As Tenant by the Entirety, not as Tenants in Common nor as Joint Tenants, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

"See attached legal description"

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

SUBJECT TO: covenants, conditions, and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of closing.

Permanent Index Number: 25-28-200-010-0000

Address of Real Estate: 11915 S. Stewart Ave. Chicago, IL 60628

Dated this 5th day of November, 2020.

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

20123180 1/2

Berdice Richardson
Berdice Richardson, on behalf of BeRich, LLC, and as an Individual

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INT

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STATE OF ILLINOIS

) SS

COUNTY OF COOK

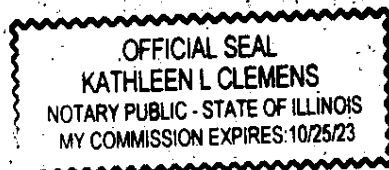
)

I, the undersigned a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Berdice Richardson, on behalf of BeRich, LLC, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 5th day of November, 2020.


Notary Public


10/25/23
Commission Expires





This instrument was prepared by: Steven A. Marshall
MARSHALL LAW
1222 A. Harlem Ave.
Palos Heights, IL 60463

MAIL TO:
Martino C. James
11915 S. Stewart
Chicago, IL 60628

MAIL SUBSEQUENT TAX BILLS TO:
Martino C. James
11915 S. Stewart Ave.
Chicago, IL 60628

REAL ESTATE TRANSFER TAX		10-Nov-2020
	CHICAGO:	1,080.00
	CTA:	432.00
	TOTAL:	1,512.00 *
25-28-200-010-0000 20201101649999 1-826-401-248		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		10-Nov-2020
	COUNTY:	72.00
	ILLINOIS:	144.00
	TOTAL:	216.00
25-28-200-010-0000 20201101649999 1-317-104-608		

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LEGAL DESCRIPTION

LOT 43 AND THE NORTH 1/2 OF LOT 42 IN BLOCK 4 IN WEST PULLMAN, A SUBDIVISION OF THE NORTHWEST 1/4 AND WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Address commonly known as:

11915 S Stewart Ave

Chicago, IL 60628

PIN#: 25-28-200-010-0000

Property of Cook County Clerk's Office