UNOFFICIAL COPY

LN2 0000410 1/1
WARRANTY DEED
(STATUTORY ILLINOIS)

MAIL TO:

DiChristofano & Associates, LLC 7521 N. Milwaukee Ave Niles, IL 60714

NAME & ADDRESS OF TAXPAYER:

Fred Tompkin 5140 N. Austin Ave Chicago, II 00(30 Doc#. 2035617309 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 12/21/2020 04:05 PM Pg: 1 of 3

Dec ID 20201101651464

ST/CO Stamp 0-129-756-128 ST Tax \$168.50 CO Tax \$84.25

City Stamp 0-405-773-280 City Tax: \$1,769.25

Above Space for Recorder's use only

GRANTOR(S), RESENDO C. DOLIENTE and VILMA P. DOLIENTE, husband and wife, of 5140 N. Austin Ave, Chicago, in the County of COOK and the State of ILLINOIS, for and in consideration of the sum of TEN DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to the GRANTEE, FRED TOMPKIN, a University man, of La Grange Highlands, the following described Real Estate situated in the County of COOK, in the State of ILLINOIS, to wit: \$130 \to 540 540 54.

LOT 6 IN C.W. DYNIEWICZ RE-SUBJIVISION OF BLOCK 1 IN A. DYNIEWICZ PARK, A SUBDIVISION OF THE NOR THEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RAPGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT 1/4FREOF RECORDED NOVEMBER 4, 1915 AS DOCUMENT 5745471, IN COOK COUPTY, ILLINOIS.

PIN:

13-08-305-024-0000

C/K/A:

5140 North Austin Avenue, Chicago, IL 60630

SUBJECT TO: (1) General real estate taxes for the tax year 2020 and subsequent years. (2) Covenants, conditions and restrictions of record. Hereby releasing and vaiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD SAID PREMISES FOREVER.

DATED: this // day of AUGUST, 2020

ROSENDO C DOLJENTE

VILMA P DOLJENTE

STATE OF ILLINOIS

SS {

COUNTY OF COOK

}

Landtrust National Title 120 S. LaSalle St. Suite 1700 Chicago, II. 60603

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I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that ROSENDO C. DOLIENTE and VILMA P. DOLIENTE, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this // day of August, 2020

NÓTARY PUBLIC

Commission expires

MALGORZATA POPOWSKA Official Seal

Notary Public - State of Illinois My Commission Expires Nov 21, 2020

GRANTEE HEREIN IS PROHIBITED FROM THE CONVEYING CAPTIONED PROPERTY FOR ANY SALES PRICE FOR A PERIOD OF 30 DAYS FORM THE DATE OF THIS DEED. AFTER THIS 30-DAY PERIOD, GRANTEE IS FURTHER PROHIBITED FROM CONVEYING THE PROPERTY FOR SALES PRICE GREATER THAN \$(120% OF SHORT SALE PRICE) UNTIL 90 DAYS FROM THE DATE OF THIS DEED. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO THE GRANTEE.

This Instrument was prepared by:

DiChristofano & Associates, LLC, 7521 N. Milwaukee Avenue, Niles II. 60714

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REAL ESTATE TRANSFER TAX		12-Nov-2020
	CHICAGO:	1,263.75
	CTA:	505.50
	TOTAL:	1,769.25 *
13-08-305-024-000	0 20201101651464	0-405-773-280
* Total does not include any applicable penalty or interest due.		

Property of County Clerk's Office REAL ESTATE TRANSFER TAX 12-Nov-2020