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WARRANTY DEED

Doc#: 2102212297 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/22/2021 02:48 PM Pg: 1 of 2

Dec ID 20201101669330
ST/CO Stamp 1-346-150-368 ST Tax \$265.00 CO Tax \$132.50

MAIL TO:

James Pittacora
Nisen & Elliot, LLC
200 W. Adams, # 2500
Chicago, IL 60606

NAME AND ADDRESS OF
TAXPAYER:

Nurudeen Balogun
16627 Wexford Ct.
Tinley Park, IL 60477

THE GRANTOR(S) DANIEL SCHIFF and ELIZABETH FERRY, NOW KNOWN AS ELIZABETH SCHIFF, husband and wife, of Zionsville, Indiana, for and in consideration of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY AND WARRANT to NURUDEEN BALOGUN and ADENIKE BALOGUN, a husband and wife, of Chicago, Illinois, all interest in the following described Real Estate in the County of Cook, in the State of Illinois, to wit:

*from 1550 W Asher St unit D

LOT DESCRIPTION: PARCEL 1: THE SOUTHERLY 32.00 FEET OF THE NORTHERLY 66.00 FEET OF THE FOLLOWING DESCRIBED PARCELS: COMMENCING AT THE SOUTHEAST CORNER OF LOT 12; THENCE NORTH 75 DEGREES 57 MINUTES 50 SECONDS WEST ALONG THE SOUTH LINE OF SAID LOT 12, 71.50 FEET FOR A POINT OF BEGINNING; THENCE CONTINUING NORTH 75 DEGREES 57 MINUTES 50 SECONDS WEST ALONG SAID SOUTH LINE, 10.70 FEET; THENCE NORTH 07 DEGREES 19 MINUTES 04 SECONDS WEST, 106.10 FEET; THENCE NORTH 82 DEGREES 40 MINUTES 56 SECONDS EAST, 80.00 FEET; THENCE SOUTH 07 DEGREES 19 MINUTES 04 SECONDS EAST, 110.00 FEET; THENCE SOUTH 82 DEGREES 40 MINUTES 56 SECONDS WEST, 70.04 FEET TO THE POINT OF BEGINNING; BEING IN CRYSTAL COVE PHASE III, A PLANNED UNIT DEVELOPMENT, BEING A SUBDIVISION OF PART OF THE SOUTHEAST QUARTER OF SECTION 24, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS FOR THE BENEFIT OF PARCEL 1 AS SET FORTH ON PLAT OF CRYSTAL COVE PHASE 3, RECORDED OCTOBER 20, 1992, AS DOCUMENT NO. 92780741, AND AS CONTAINED IN DECLARATION OF EASEMENTS RECORDED APRIL 9, 1992, AS DOCUMENT NO. 92242694, AND AS CREATED BY DEED MADE BY STATE BANK OF COUNTRYSIDE AS TRUSTEE UNDER TRUST AGREEMENT DATED TRUST NO. 91-1074 TO HARRY D. LAWLER & CAROL A. LAWLER, HUSBAND AND WIFE AND RECORDED NOVEMBER 4, 1993 AS DOCUMENT NO. 93893843, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 27-24-409-070-0000

PROPERTY ADDRESS: 16627 Wexford Court, Tinley Park, IL 60477

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

(Scheidt & Warner Title Services, Inc.)
475 North Martingale
Suite 120
Schaumburg, IL 60173

BW20053989 1072

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TO HAVE AND TO HOLD said premises subject to a) general real estate taxes not due and payable at the time of closing; b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; c) zoning laws and ordinances which conform to the present usage of the premises; d) public and utility easements which serve the premises; e) public roads and highways, if any; f) party wall rights and agreements, if any; and g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

DATED: 18 NOV, 2020

Daniel Schiff (SEAL)
DANIEL SCHIFF

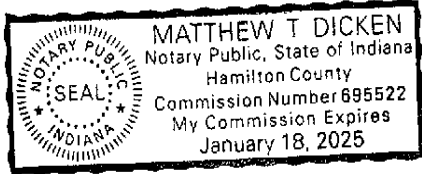
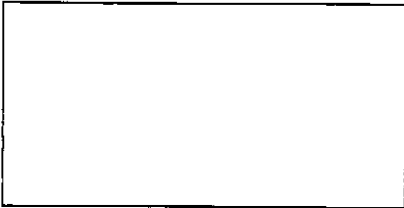
Elizabeth Schiff (SEAL)
ELIZABETH FERRY, NOW KNOWN
AS ELIZABETH SCHIFF

STATE OF INDIANA)
COUNTY OF Boone)

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT DANIEL SCHIFF and ELIZABETH FERRY NOW KNOWN AS ELIZABETH SCHIFF, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they/he/she signed, sealed and delivered the said instrument as their/his/her free and 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 notarial seal, this 18 day of Nov., 2020.

Matthew T Dicken
Notary Public



NAME AND ADDRESS OF PREPARER:
Law Office of Katrina A. Cox
15255 S. 94th Ave. Ste. 500
Orland Park, IL 60462
773-850-2334

REAL ESTATE TRANSFER TAX		22-Dec-2020
COUNTY:		132.50
ILLINOIS:		265.00
TOTAL:		397.50

27-24-409-070-0000 | 20201101669330 | 1-346-150-368