

UNOFFICIAL COPY

Warranty Deed

ILLINOIS

H 80074

Doc#: 2103321327 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/02/2021 02:29 PM Pg: 1 of 2

Dec ID 20210101608589
ST/CO Stamp 1-269-047-312 ST Tax \$84.00 CO Tax \$42.00


Above Space for Recorder's Use Only

THE GRANTOR(S) Victor Bass, A Married Man, of the City of Lynwood, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to(Grantee-s) Raystar Properties, LLC as a limited liability corporation of 201 N. Westshore Dr., Unit 1006, Chicago, Illinois, 60601 the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part hereof .)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for and subsequent years; Covenants, conditions and restrictions of record, if any;


Permanent Real Estate Index Number(s): 30-07-217-006-0000

Address(es) of Real Estate: 447 Greenbay Ave., Calumet City, Illinois 60409


REAL ESTATE TRANSFER TAX
61546 01-7-2021

Calumet City • City of Homes \$ 336.00

The date of this deed of conveyance is 1/7/2021.

Grantee herein is prohibited from conveying captioned property for any sales price for a period of 30 days from the date of the short sale closing. After this 30 day period, Grantee is further prohibited from conveying the property for a sale price greater than \$100,800.00 until 90 days from the date of the short sale closing. These restrictions shall run with the land and are not personal to the Grantee.



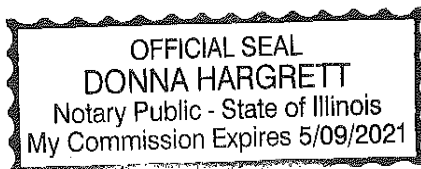
Victor Bass

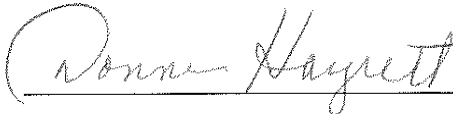
REAL ESTATE TRANSFER TAX
61545 01-7-2021

Calumet City • City of Homes \$ 336.00

State of Illinois,
County of Cook.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Victor Bass 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, including the release and waiver of the right of homestead.

Given under my hand and official seal 12/27/2020.





Notary Public

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EXHIBIT A

LEGAL DESCRIPTION

LOT 35 in Block 1 in Ford Calumet Highlands Addition to West H Hammond of the East 664 Feet of the South 1/2 of the Northeast 1/4 of Section 7, Township 36 North, Range 15, East of the Third Principal Meridian, in Cook county, Illinois**

P.I.N.: 30-07-217-006-0000

Property Address: 447 Greenbzy Ave., Calumet City, IL 60409

This instrument was prepared by:
Chiquita Hall-Jackson
Hall-Jackson & Associates P.C.
180 W. Washington St., Suite 820
Chicago, IL 60602

Send subsequent tax bills to:
RayStar Properties, LLC
201 N. Westshore Dr., Unit 1006
Chicago, IL 60601

Mail recorded document to:
RayStar Properties, LLC
201 N. Westshore Dr., Unit 1006
Chicago, IL 60601