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206NW048168SL

Chicago Title Insurance Company

Warranty DEED ILLINOIS STATUTORY

1/2

Doc#: 2104842182 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/17/2021 02:54 PM Pg: 1 of 2

Dec ID 20210101622043
ST/CO Stamp 0-295-397-392 ST Tax \$152.00 CO Tax \$76.00
City Stamp 0-501-805-072 City Tax: \$1,596.00

Property of Cook County Clerk's Office

THE GRANTOR, COMMUNITY PARTNERS LLC, an Illinois Limited Liability Corporation in good standing, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and Warrant to Valerie Robinson, all interest in the following described Real Estate situated in the COOK in the State of Illinois, to wit: & 401 E 23rd St #1613 Chicago IL 60616

THAT PART OF LOT 24 IN BLOCK 3 IN HILLIARD AND DOBBINS FIRST ADDITION TO WASHINGTON HEIGHTS IN THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID LOT 24, RUNNING THENCE SOUTHERLY ALONG THE EASTERLY LINE THEREOF 40 4/12 FEET, THENCE SOUTHWESTERLY TO A POINT IN THE WESTERLY LINE OF SAID LOT, 40 FEET SOUTHEASTERLY OF THE NORTHWEST CORNER THEREOF; THENCE NORTHWESTERLY ALONG THE WESTERLY LINE OF SAID LOT TO THE NORTHWEST CORNER THEREOF; THENCE NORTHEASTERLY ALONG THE NORTHERLY LINE OF SAID LOT TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS,

To hold in ^{Fee Simple} ~~TENANCY BY THE ENTIRETY~~, hereby waiving all rights, homestead rights and claims thereto.

SUBJECT TO:

Covenants, conditions and restrictions of record and 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 Real Estate Index Number(s): 25-08-104-014-0000

Address of Real Estate: 9761 S. Winston, Chicago, IL 60643

Dated: January 25, 2021

Community Partners LLC

By: Jacob Counne, as appointed by the Sole Manager

*This is NOT Homestead Property to the Seller

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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, CERTIFY THAT **Jacob Counne**, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 on January 25, 2021.



(Notary Public)

Prepared By: Ira Piltz
8170 Mc Cormick Blvd, Suite 116
Skokie, IL 60076

Mail To:
Robert Jenkins, Esq.
401 South LaSalle St., Suite 900
Chicago, Illinois 60605

Name and Address of Taxpayer:
Valerie Robinson
9761 S. Winston
Chicago, IL 60643

Notary of Cook County Clerk's Office