

UNOFFICIAL COPY

WARRANTY DEED
(LLC to Individual)

Doc#: 2106839212 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/09/2021 10:32 AM Pg: 1 of 2

Dec ID 20210101623240
ST/CO Stamp 0-529-984-528 ST Tax \$750.00 CO Tax \$375.00

STATE OF ILLINOIS

**Grantor, NEW AGE VENTURES,
AN ILLINOIS LIMITED LIABILITY**

COMPANY, organized and existing under
Illinois state law, having its principal place
of business in Saint Charles, Illinois, for and in

consideration of \$10 (Ten and 00/100 dollars) and other good and valuable consideration
in hand paid, CONVEYS and WARRANTS to **Grantees, Angeline M Castillo Febles and
Vidal Febles Mateo, husband and wife, as Tenants by the Entirety**, the following described
real estate situated in the County of Cook: *of 320 N. Marion St. #2 Oak Park IL*

LOT 26 IN BLOCK "C" IN CARSON'S SECOND ADDITION TO OAK PARK, BEING A SUBDIVISION OF
THE EAST 1/2 OF BLOCK 1, ALL OF BLOCKS 2, 3 AND 4 IN L. AND W.F. REYNOLD'S COLUMBUS AD-
DITION TO OAK PARK, BEING A SUBDIVISION OF LOTS 1, 2 AND 3 IN CIRCUIT COURT PARTITION
OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 6, AND THE NORTHWEST 1/4 OF THE SOUTH-
WEST 1/4 OF SECTION 5, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THIRD PRINCIPAL MERIDIAN,
IN COOK COUNTY, ILLINOIS.

Permanent Index No.: 16-06-402-014-0000

Commonly known as: 851 Columbian Ave, Oak Park, IL 60302

This Address is for informational purposes and is not a part of this conveyance.

To have and to hold said premises, SUBJECT TO: real estate taxes for the year 2020 and
subsequent years; 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
property.

DATED *January 27*, 2021.

New Age Ventures

By *John Bosch*

AFTER RECORDING MAIL TO:

SATURN TITLE, LLC
1030 W. HICKORY ST. #300
SUITE 700
PARK RIDGE, IL 60068

2027716 142

Real Estate Transfer Tax

\$6,000.00



6237

UNOFFICIAL COPY

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a notary public in and for the county and state above, do hereby certify that John Bosch as of **NEW AGE VENTURES, AN LIMITED LIABILITY COMPANY** who proved to my satisfaction that he/she/they is/are the person/s described in and who executed the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed and delivered the instrument, as his/her/their free and voluntary act, for the uses and purposes stated above.

Given under my hand and notarial seal on 1/27/, 2021

[Affix Notary Seal]



Denisa Jurcakova

Notary Public

AFTER RECORDING MAIL TO:
Law Office of Joe Spillane
114 Gale Ave
River Forest, IL 60305

SEND SUBSEQUENT TAX BILLS TO:
Angeline M Castillo-Febles and Vidal
Febles Mateo
851 Columbian Ave
Oak Park, IL 60302

DEED PREPARED BY: KOLPAK & GRCIC, 6767 N. Milwaukee Ave #202, Niles, IL 60714