

UNOFFICIAL COPY

Doc#: 2107112069 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/12/2021 10:11 AM Pg: 1 of 2

Warranty Deed

ILLINOIS

Dec ID 20201201697179
ST/CO Stamp 0-002-539-488 ST Tax \$435.00 CO Tax \$217.50

Above Space for Recorder's Use Only

THE GRANTOR(s) Marth Enterprises Inc., an Illinois Corporation of the City of Orland Park, 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 (Name and Address of Grantee(s)) Donald D. Brann, as a single person of Orland Park, Illinois, 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 here of.), 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 2020 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 27-29-101-014-0000

Address(es) of Real Estate: 16721 Scarlet Drive, Unit 24
Orland Park, IL 60467

The date of this deed of conveyance is 12/21/2020

James Marth
James Marth, President

Carol Marth
Carol Marth, Secretary

State of Illinois, County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James Marth, President and Carol Marth, Secretary, 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.

(Impress Seal Here) Given under my hand and official seal on 12/21/2020

(My Commission Expires 9/10/2022) Christine Gentile
Notary Public

CHRISTINE GENTILE
Official Seal
Notary Public - State of Illinois
My Commission Expires Sep 10, 2022

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FIDELITY NATIONAL TITLE OC 20048432

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LEGAL DESCRIPTION

For the premises commonly known as:

16721 Scarlet Drive, Unit 24
Orland Park, IL 60467

Legal Description:

LOT 12, UNIT 24, 16721 SCARLET DRIVE

THAT PART OF LOT 12 IN THE VILLAS OF TALLGRASS, BEING A SUBDIVISION OF THE NORTHEAST QUARTER, OF THE NORTHWEST QUARTER, LYING EAST OF THE EASTERLY RIGHT OF WAY LINE OF THE WABASH RAILROAD, IN SECTION 29, TOWNSHIP 36, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING SOUTH OF THE FOLLOWING DESCRIBED LINE: COMMENCING AT THE NORTHEAST CORNER OF SAID LOT 12, THENCE SOUTH 01 DEGREES, 40 MINUTES, 44 SECONDS EAST ALONG THE EAST LINE OF SAID LOT 12 A DISTANCE OF 45.40 FEET TO THE POINT OF BEGINNING. THENCE SOUTH 83 DEGREES, 21 MINUTES, 21 SECONDS WEST THROUGH THE PARTY WALL OF A DUPLEX TOWNHOME BUILDING A DISTANCE OF 117.70 FEET TO THE POINT OF TERMINATION ON THE EAST RIGHT-OF-WAY OF SCARLET DRIVE, SAID POINT BEING 50.20 FEET BIRTHWESTERLY ALONG A 600.00 FOOT RADIUS CURVE CONCAVE TO THE SOUTHWEST OF THE SOUTHWEST CORNER OF SAID LOT 12. LI IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER TAX 30-Dec-2020

	COUNTY:	217.50
	ILLINOIS:	435.00
	TOTAL:	652.50

27-29-101-015-0000 | 20201201697179 | 0-002-539-488

This instrument was prepared by Richard R. Wojnarowski 11212 S. Harlem, Worth, IL 60482	Send subsequent tax bills to: DONALD BRANN 16721 Scarlet Ave. ORLAND PARK, IL 60467	Recorder-mail recorded document to: DENNIS WALSH 16335 HARLEM AVE TINLEY PARK, IL 60467
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