

UNOFFICIAL COPY

WARRANTY DEED Statutory (ILLINOIS)

Doc# 2108512410 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/26/2021 02:35 PM Pg: 1 of 3

MAIL TO:

Patrick Riley
7935 W. 92nd St Apt 1C
Hickory Hills IL 60457

Dec ID 20210301663187
ST/CO Stamp 2-096-663-056 ST Tax \$67.00 CO Tax \$33.50

TAX BILL TO:

Patrick Riley
7935 W. 92nd St Apt 1C
Hickory Hills IL 60457.

THE GRANTOR(S): **TOMISLAV SULENTIC and LUCY SULENTIC**, husband and wife, of the City of Peoria, County of Maricopa, State of Arizona, for and in consideration of Ten and No/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to GRANTEE: **PATRICK RILEY, a single man**, of 7935 W. 92nd St., Unit 1C, Hickory Hills, Illinois 60457, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: General taxes for 2nd installment of 2020 and subsequent years and (a) general real estate tax 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; (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.

PERMANENT INDEX NUMBER: **23-01-309-030-1003**
PROPERTY ADDRESS: **7935 W. 92nd St., Unit 1C**
Hickory Hills, Illinois 60457

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

DATED THIS 9th DAY OF MARCH, 2021.

Tomislav Sulentich by Petar Sulentich

X as his attorney in fact
TOMISLAV SULENTIC

Lucy Sulentich by Petar Sulentich

X as her attorney in fact
LUCY U. SULENTIC

AFTER RECORDING, MAIL TO:
SATURN TITLE, LLC
1030 W. HIGGINS RD.
SUITE 365
PARK RIDGE, IL 60068

2128150

303

UNOFFICIAL COPY

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that **PETAR SULENTIC**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his 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 this 9th day of March, 2021.

Commission expires 1/23/24

[Signature]

NOTARY PUBLIC



Prepared by:

Alicja M. Sroka
Alicja M. Sroka & Associates, P.C.
Attorney at Law
7742 W. Higgins, Unit C107
Chicago, Illinois 60631

Property of Cook County Clerk's Office

UNOFFICIAL COPY

4

American Land Title Association

File Number : 2128150
Commitment for Title Insurance
Adopted 6-17-06 Revised 08-01-2016

EXHIBIT A

Legal:

PARCEL 1:

UNIT 1C IN LAWNVIEW CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 39 IN FREDERICK H. BARTLETT'S PALOS TOWNSHIP FARMS, A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTH 1/2 OF THE WEST 3/4 OF THE SOUTHWEST 1/4 ALSO THE SOUTH 33 FEET OF THE NORTH 1/2 OF SAID NORTH 1/2 OF THE WEST 3/4 OF THE SOUTHWEST 1/4 ALSO THE WEST 33 FEET OF THE SOUTH 1/2 OF THE NORTH 1/2 OF THE EAST QUARTER OF SAID SOUTHWEST 1/4 AND ALSO THE SOUTH 33 FEET OF THE WEST 33 FEET OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE EAST QUARTER OF SAID SOUTHWEST 1/4 OF SECTION 1, TOWNSHIP 37 NORTH RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0020445388, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF THE CORRESPONDING NUMBERED PARKING SPACE AND STORAGE SPACE, AS DELINEATED ON THE PLAT OF SURVEY AND DECLARATION AFORESAID.

Address: 7935 W. 92nd St., Unit 1C, Hickory Hills, IL 60457

PIN #: 23-01-309-030-1003

PIN #:

PIN #:

Township: Palos

This page is only a part of a 2016 ALTA® Commitment for Title Insurance (issued by Old Republic National Title Insurance Company). This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; (and) Schedule B, Part II-Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form).