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Doc# 2108807320 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/29/2021 11:52 AM Pg: 1 of 2

Dec ID 20210201643525
ST/CO Stamp 1-877-302-288 ST Tax \$200.00 CO Tax \$100.00

WARRANTY DEED STATUTORY (ILLINOIS)

**THE GRANTOR,
DIANE L. HOLLAND,
TRUSTEE OF THE DIANE L.
HOLLAND TRUST No. 617,
DATED JUNE 7, 2017**
Of the Village of Oak Lawn,
State of Illinois, for and in
consideration of TEN and
NO DOLLARS, and other
good and valuable considerations in
hand paid, Conveys and Warrants unto

DECAROLY BERDELL AND CARLTON BERDELL, SR. husband and wife of 9743 S. Indiana,
Chicago, IL 60628, not as joint tenants but as TENANCY BY ENTIRETY, all interest in the
following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Parcel 1:

That part of Lot 14 in Acorn Glen, being a Subdivision of part of The South 1/2 of
Section 16, Township 37 North, Range 13 East of The Third Principal Meridian,
described as follows:

Commencing at the Southwest corner of said Lot 14, Thence due East, along the
South line of said Lot 14, 6.40 feet; Thence due North 107.80 feet to a point of
beginning on the Westerly Extension of the center line of a party wall; Thence North
89 Degrees 50 minutes 01 seconds East, along said center line and the Westerly and
Easterly extensions thereof 79.00 feet; Thence due North 23.81 feet to a point on the
Easterly extension of the center line of a party wall; Thence North 89 degrees 58
Minutes 16 seconds West, along said center line and the Easterly and Westerly
extensions thereof, 79.0 feet; Thence due South 24.08 feet to the point of beginning;
all in Cook County, Illinois.

Parcel 2:

A perpetual right and non-exclusive easement in, over, along, across and to the
common areas for ingress and egress and use of the open spaces as contained in
declaration recorded November 23, 1994 as Document 94992372.

SUBJECT TO: (a) general real estate taxes not due and payable at 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, if any; (f) party wall

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rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable.

Permanent Real Estate Index Number(s): 24-16-308-026-0000

Address(es) of Real Estate: 11024 Jodan Dr., Oak Lawn, IL 60453

Dated this 21st of January, 2021

Diane L. Holland
Diane L. Holland, Trustee of the Diane L. Holland Trust No. 617 dated June 7, 2017



State of Virginia
County of ALBEMARLE SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Diane L. Holland is 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 she signed, sealed and delivered the said instruments as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Give under my hand and official seal on Jan 21, 2021

REAL ESTATE TRANSFER TAX		01-Mar-2021	
	COUNTY:	100.00	
	ILLINOIS:	200.00	
	TOTAL:	300.00	
24-16-308-026-0000 20210201643525 1-877-302-288			

Terry Lee Brown
Notary Public

My commission Expires: April 30 2021

Village of	Real Estate Transfer Tax
Oak Lawn	\$1000 03787

This instrument was prepared by: William F. Fitzpatrick, Fitzpatrick Law Firm, 11011 S. Kedzie Ave., Chicago, IL 60655

MAIL TO:

Carey and Carey
P.O. Box 94
Blue Island, IL
60406

SEND SUBSEQUENT TAX BILLS TO:

DeCarolyn Berdell
11024 Jodan Drive
Oak Lawn, IL 60453