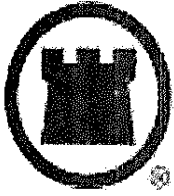


# UNOFFICIAL COPY



Chicago Title Insurance Company

## Warranty DEED ILLINOIS STATUTORY

21CSC1880100P  
lot 2

Doc#: 2110501062 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 04/15/2021 07:08 AM Pg: 1 of 2

Dec ID 20210301677247  
ST/CO Stamp 1-017-811-472 ST Tax \$115.00 CO Tax \$57.50

THE GRANTOR(S), Christopher L Lesniak, a single person, of the City of Palos Hills, County of Cook, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, convey(s) and warrant(s) to Dominika M. Garczek, 7531 S. Lorel Avenue, Burbank, IL of the County of Cook, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

### PARCEL 1:

UNIT 11131-3 'B' IN RIVIERA REGAL CONDOMINIUM PHASE I CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: THAT PART OF THE WEST 641 FEET OF THE NORTHWEST ¼ OF SECTION 23, TOWNSHIP 37 NORTH, RANGE 12; DESCRIBED AS THE NORTH 700 FEET OF THE EAST 395.06 FEET (EXCEPT THE SOUTH 284.50 FEET OF THE NORTH 517.25 FEET OF THE WEST 215 FEET OF THE EAST 395.06 FEET OF THE WEST 641 FEET) AFORESAID, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 86059069 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

### PARCEL 2:


EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE UMBRELLA DECLARATION FOR RIVIERA REGAL CONDOMINIUMS DATED FEBRUARY 10, 1986 AND RECORDED FEBRUARY 10, 1986 AS DOCUMENT 86059070 AND AS CREATED BY DEED FROM INDEPENDENT TRUST CORP. TRUST # 324 TO KEVIN T. MCCORMICK DATED MARCH 26, 1986 AND RECORDED MARCH 31, 1986 AS DOCUMENT 86120026 FOR INGRESS AND EGRESS.

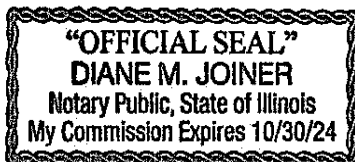
**SUBJECT TO:** Covenants, Restrictions, Easements of Record and General Real Estate Taxes .

Permanent Real Estate Index Number(s): 23-23-200-026-1096

Address of Real Estate: 11131 84th Avenue , 3B, Palos Hills , IL, 60465

Dated this 24<sup>th</sup> day of March, 2021

  
\_\_\_\_\_  
Christopher L. Lesniak



# 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 **Christopher L. Lesniak** personally known to me to be the person(s) whose name(s) 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 24<sup>th</sup> day of March, 2021

  
\_\_\_\_\_  
(Notary Public)

Prepared By: Lawrence Gryczewski

Lawrence, Gryczewski, 10660 W. 143rd Street , Orland Park, 60462

FRENZEL LAW, LLC - 100 W MADISON ST #1200-10  
Mail To: CHICAGO IL 60602

Name and Address of Taxpayer:

Dominika M. Garczek  
11131 84th Avenue , 3B, Palos Hills , IL, 60465

Property of Cook County Clerk's Office