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Karen A. Yarbrough
Cook County Clerk
Date: 06/07/2021 06:08 AM Pg: 1 of 2

WARRANTY DEED
Statutory (Illinois)
(Individual to Individual)

Dec ID 20210501636863
ST/CO Stamp 0-994-943-248 ST Tax \$137.00 CO Tax \$68.50

Mail to:

RUSSELL KAZDA
17112 S. Oak Park Ave.
Tinley Park, IL 60477

Name and Address of Taxpayer:

ANITA EDWARDS
9745 Karlov Ave., No. 209 ⁴⁰⁹
Oak Lawn, IL 60453

THE GRANTOR, **RATHFARN BUILDERS, INC.**, an Illinois corporation, by **Frank Spelman, President, and Maureen Spelman, Secretary** of Palos Park, Cook County, Illinois, for and in consideration of TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **ANITA EDWARDS**, of Alsip, Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit: ⁶⁰⁵³

* 11519 S. VILLA CT.

Unit Number 9745-409 Together with its Undivided Percentage Interest in the Common Elements in Shibui Condominium as Delineated and Defined in the Declaration Recorded as Document Number 24492625, as Amended from Time to Time, in the Northeast 1/4 of Section 10, Township 37 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois

**Commonly known as 9745¹⁵ Karlov Avenue, No. 209⁴⁰⁹, Oak Lawn, Illinois 60453
P.I.N. 24-10-226-065-1215**

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. Subject to covenants, conditions and restrictions of record and real estate taxes for the years 2020 and subsequent years.

DATED this 27th day of MAY, 2021.

RATHFARN BUILDERS, INC.

By: Frank Spelman
FRANK SPELMAN, President

By: Maureen Spelman
MAUREEN SPELMAN, Secretary

REAL ESTATE TRANSFER TAX		28-May-2021	
COUNTY:	68.50	ILLINOIS:	137.00
TOTAL:	205.50		

24-10-226-065-1215 | 20210501636863 | 0-994-943-248

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