

UNOFFICIAL COPY

Doc#: 2117210211 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/21/2021 12:47 PM Pg: 1 of 3

Dec ID 20201201697146
ST/CO Stamp 0-981-880-848

SPECIAL WARRANTY DEED

Grantors, **GONZO PROPERTIES LLC-**
Tyler Ct an Illinois Limited Liability Company,
Of 1002 Briarcliffe Blvd. Wheaton, DuPage
County, Illinois, in consideration of
TEN (\$10.00) DOLLARS, receipt whereof
Is hereby acknowledged, do(es) hereby conveys
And warrants to Grantee, **DAVID CALDARONE**
Of 1002 Briarcliffe Blvd., Wheaton, IL.

The Following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

(SEE ATTACHED FOR LEGAL DESCRIPTION)

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

SUBJECT TO: General real estate taxes for 2020 and subsequent years not due and payable at the time of closing, building, building line and use or occupancy restrictions, conditions and covenants of record, zoning laws and ordinances, easements for public utilities.

P.I.N.(S): 06-22-303-036-1253

Address of Real Estate: 4 Tyler Court Streamwood, Illinois 60107

FIDELITY NATIONAL TITLE
SC20050970

Dated this 22 day of December, 2020.


David Caldarone, Managing Member

THIS PROPERTY IS EXEMPT FROM TRANSFER UNDER paragraph 3(a) of section 31-45 of the property tax code Signed 

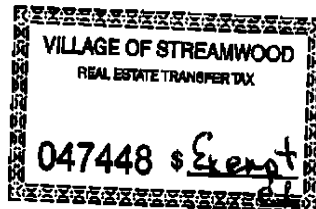
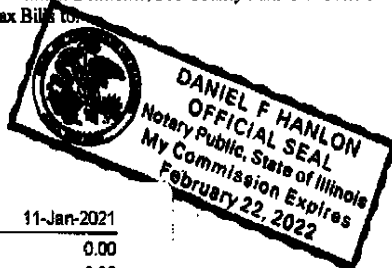
State of Illinois, County of DuPage, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that David Caldarone, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the use and purposes therein set forth.

Given under my hand this 22 th day of December, 2020.

Commission expires 2-22, 2022


NOTARY PUBLIC

This instrument was prepared by William Belmonte, 311 County Farm Rd. Suite 1 Wheaton IL 60187
Mail To and Send Subsequent Tax Bills to:
David Caldarone
1002 Briarcliffe Blvd
Wheaton 160189



ESTATE TRANSFER TAX		11-Jan-2021
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00

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Legal

UNIT 47-1 IN THE MANORS OF OAK KNOLL, A CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

A PARK OF OAK KNOLL FARMS UNITS 8-A AND 8-B BEING SUBDIVISIONS OF PART OF THE SOUTH $\frac{1}{2}$ OF SECTION 22 AND PART OF THE NORTHEAST $\frac{1}{4}$ OF THE SOUTHWEST $\frac{1}{4}$ OF SAID SECTION 22, TOWNSHIP 41 NORTH, RANGE 9 EAST OF THE THIRD PRINCIPAL MERIDIAN,

WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 1, 1989 AS DOCUMENT 89411040 AS AMENDED FROM TIME TO TIME TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or their agent affirms that, to the best of their knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

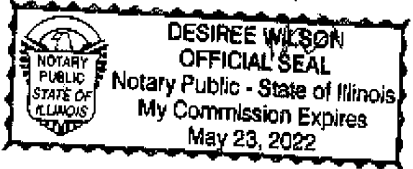
GRANTOR OR AGENT:

Eileen J Deschytina
Signature

Eileen J Deschytina
Print Name

Subscribed and sworn to before me this 15th of June, 2021

[Signature]
Notary Public



The grantee or their agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

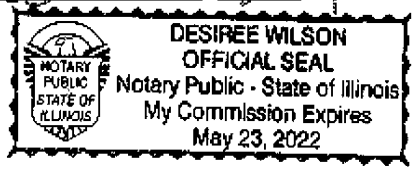
GRANTEE OR AGENT:

Eileen J Deschytina
Signature

Eileen J Deschytina
Print Name

Subscribed and sworn to before me this 15th of June, 2021

[Signature]
Notary Public



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]