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Doc#: 2120828368 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/27/2021 01:23 PM Pg: 1 of 3

Dec ID 20210601684458
ST/CO Stamp 1-411-189-520 ST Tax \$245.00 CO Tax \$122.50

WARRANTY DEED

MAIL TO:

CAPUTO : Popovic P.C
17730 Oak Park Ave,
Unit B
Tinley Park, IL 60477

SEND SUBSEQUENT TAX BILLS TO:

DOUGLAS FAMILARO
7753 VAN BUREN, #208
FOREST PARK, IL 60130

THE GRANTORS MICHAEL J. PODLASEK and MARY J. RYAN, his wife of CAROL STREAM, County of DUPAGE, State of Illinois for and in consideration of the sum of Ten and no/100ths (\$10.00) Dollars and other good and valuable consideration in hand paid, CONVEY and WARRANTS TO THE GRANTEE, DOUGLAS FAMILARO of 405 ELMWOOD, OAK PARK, IL 60302 the following described Real Estate, situated in the County of COOK, in the State of Illinois to wit:

* Married man

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 TO HAVE AND TO HOLD forever
Subject to: General taxes for 2020 and subsequent years.

Permanent Index Number(s) PIN(S): 15-13-109-050-1008

Address of Real Estate: 7753 VAN BUREN, UNIT 208, FOREST PARK, IL 60130

Dated this 19th day of JULY, 2021

Michael J. Podlasek
MICHAEL J. PODLASEK

Mary Ryan
MARY RYAN

VILLAGE OF
FOREST PARK
PROPERTY COMPLIANCE
No. **9021**
man 7/27/21
Approved Date

FIDELITY NATIONAL TITLE OC21017257

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STATE OF ILLINOIS)
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MICHAEL J. PODLASEK and MARY J. RYAN, personally known to me to be the same persons whose names 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 full and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

IMPRESS SEAL HERE



Given under my hand and official seal this 19th
day of July, 2021.

John W. Sereda Jr.



My Commission Expires: July 22, 2024

This instrument was prepared by: John W. Sereda, Jr.
Attorney at Law
3838 W. 111th St., #102
Chicago, IL 60655
773-238-1231

REAL ESTATE TRANSFER TAX		21-Jul-2021
	COUNTY:	122.50
	ILLINOIS:	245.00
	TOTAL:	367.50

15-13-109-050-1008 | 20210601684458 | 1-411-189-520

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EXHIBIT "A" Legal Description

PARCEL 1: UNIT 208 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE RESIDENCES AT THE GROVE. MIDRISE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0626545035, AS AMENDED, IN THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING AND STORAGE PURPOSES IN AND TO PARKING SPACE NO. P-58, AND STORAGE SPACE NO. S58-G, LIMITED COMMON ELEMENTS, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

PARCEL 3: EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH AND DEFINED IN THE DECLARATION OF EASEMENTS RECORDED AS DOCUMENT NO. 0615932017 FOR INGRESS AND EGRESS, ALL IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office