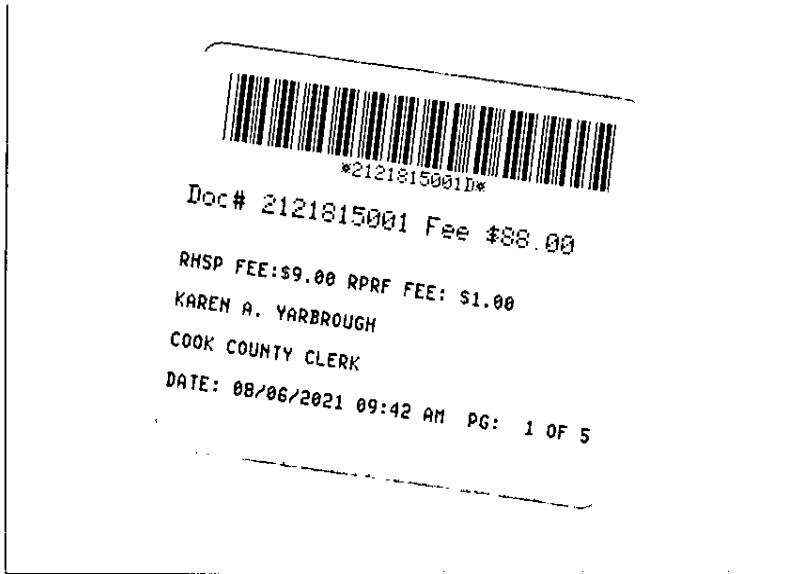


UNOFFICIAL COPY

WARRANTY DEED
ILLINOIS STATUTORY
LIVING TRUST



Preparer File: AF1010990
FATIC No.: AF1010990

THE GRANTOR(S), Parvin Rezainia, as Trustee of Parvin Rezainia Revocable 2009 Trust dated May 1, 2009, ~~dated 05/01/2009~~, of the City of Temecula, County of Riverside, State of CA for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Barbette Scott, a single woman, of 584 S 5th Ave Kankakee, IL 60901 of the County of Kankakee, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

D See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: General taxes for the year 2021 and subsequent years

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

Permanent Real Estate Index Number(s): 29-26-200-027-0000

Address(es) of Real Estate: 1463 E 172nd St
South Holland, Illinois 60473

Dated this 26th day of July, 20 21

By: [Signature]
Parvin Rezainia,
As the trustee of the Parvin Rezainia Revocable 2009 Trust dated May 1, 2009.

FIRST AMERICAN TITLE
FILE # AF 1010990



First American
Title Insurance Company

Warranty Deed - Living Trust

UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF _____ SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Parvin Rezainia, personally known to me to be the same person(s) whose name(s) 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 uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this _____ day of _____, 20 _____

see attached

Notary Public

Prepared by:
DiBella & Laurean, LLC
45 N. Addison Road
Addison, IL 60101

Mail to:
Barbette Scott
1463 E 172nd St
South Holland, IL 60473

Name and Address of Taxpayer:
Barbette Scott
1463 E 172nd St
South Holland, IL 60473

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX 04-Aug-2021



COUNTY:	37.50
ILLINOIS:	75.00
TOTAL:	112.50

29-26-200-027-0000 | 20210701617010 | 1-205-463-824



First American
Title Insurance Company

Warranty Deed – Living Trust

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California)

County of San Bernardino)

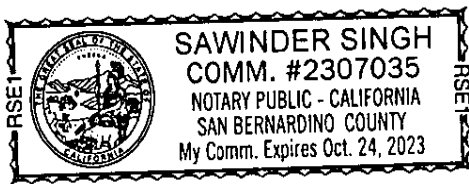
On July 26, 2021 before me, SAWINDER SINGH, NOTARY PUBLIC,
Date Here Insert Name and Title of the Officer

personally appeared PARVIN REZAINIA
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.



Signature Sawinder Singh
Signature of Notary Public

Place Notary Seal Above

OPTIONAL

Though this section is optional, completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: WARRANTY DEED, FILE No - AF 1010906

Document Date: 07.26.2021 Number of Pages: 03

Signer(s) Other Than Named Above: _____

Capacity(ies) Claimed by Signer(s)

Signer's Name: PARVIN REZAINIA

Corporate Officer — Title(s): _____

Partner — Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer Is Representing: _____

Signer's Name: _____

Corporate Officer — Title(s): _____

Partner — Limited General

Individual Attorney in Fact

Trustee Guardian or Conservator

Other: _____

Signer Is Representing: _____

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Exhibit "A" – Legal Description

LOT 2 IN VOLBRECHT'S SUBDIVISION (OF THAT PART OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING NORTH AND WEST OF THORN CREEK, AND OF THAT PART OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN LYING NORTH OF THORN CREEK EXCEPT THE WEST 881 FEET THEREOF) EXCEPTING FROM SAID LOT 2 THAT PART THEREOF LYING SOUTHWESTERLY OF A LINE DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE EAST LINE OF THE NORTHEAST 1/4 OF SECTION 26 AFORESAID SAID POINT BEING 151.8 FEET NORTH OF THE SOUTHEAST CORNER OF THE NORTHEAST 1/4 OF SECTION 26 AFORESAID AND EXTENDING IN A NORTHWESTERLY DIRECTION TO A POINT IN THE WEST LINE OF LOT 2 AFORESAID WHICH IS 1188.6 FEET SOUTH OF THE NORTH LINE OF SECTION 26, AFORESAID AND ALSO EXCEPTING FROM SAID LOT 2 THE EAST 144.50 FEET THEREOF IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office



UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

VILLAGE OF SOUTH HOLLAND CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Deputy Village Clerk for the Village of South Holland, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: **Parvin Rezainia**
Mailing Address: **34152 Regusci Ct., Temecula, CA 92592**
Telephone No.: **951-582-1235**
Attorney or Agent: **Adrian Laurean**
Telephone No.: **630-492-1885**
Property Address: **1463 E 172nd St
South Holland, IL 60473**
Property Index Number (PIN): **29-26-200-027-0060**
Water Account Number:
Date of Issuance: **7/30/2021**

State of Illinois)
County of Cook)

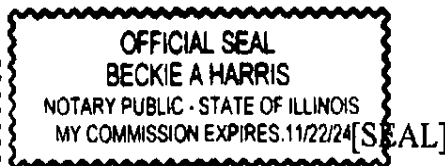
This instrument was acknowledged before
me on July 30 2021 by

Beckie A. Harris

Beckie A. Harris
(Signature of Notary Public)

VILLAGE OF SOUTH HOLLAND

By: Maura J. [Signature]
Deputy Village Clerk or Representative



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.