

UNOFFICIAL COPY

Doc#: 2122504316 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/13/2021 04:09 PM Pg: 1 of 3

Dec ID 20210701620964
ST/CO Stamp 1-355-528-976 ST Tax \$225.00 CO Tax \$112.50

WARRANTY DEED

Statutory
(Illinois)

1020180 1 of 3
Mail to:

JBRE Law
1338 W. Madison St. 5061 E. 81st St.
Chicago, IL 60607 Merrillville, IN
46410

Name & address of taxpayer:

Yessica Yessenia Martinez
21412 Butterfield Pkwy.
Matteson, IL 60443

THE GRANTOR, Trio Investment Properties, LLC, of Shorewood, Illinois a limited liability company, created and existing under and by the virtue of the laws of the State of Illinois, for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid, and pursuant to authority given by the Members of said limited liability company.

CONVEYS AND WARRANTS to Yessica Yessenia Martinez, a(n) _____ married woman, of _____, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 68 IN BUTTERFIELD CREEK SUBDIVISION UNIT NO. 1, A SUBDIVISION IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, AS PER PLAT RECORDED DECEMBER 31, 1954 AS DOCUMENT NUMBER 16111393 AND RE-RECORDED MARCH 7, 1955 AS DOCUMENT NUMBER 16166653, IN COOK COUNTY, ILLINOIS.

Subject to general real estate taxes not due and payable at time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.



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 said premises in fee simple forever.

Permanent index number: 31-23-306-011-0000

Property address: 21412 Butterfield Pkwy., Matteson, IL 60443

DATED this 30th day of July, 2021.


Brenda Murzyn, Authorized Agent
Trio Investment Properties, LLC

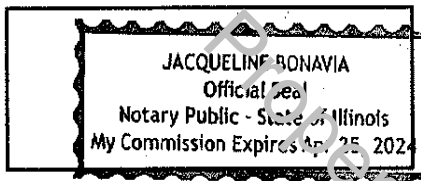
| REAL ESTATE TRANSFER TAX | | 03-Aug-2021 |
|---|-----------|-------------|
|  | COUNTY: | 112.50 |
|  | ILLINOIS: | 225.00 |
| | TOTAL: | 337.50 |

31-23-306-011-0000 | 20210701620964 | 1-355-528-976

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WARRANTY DEED Statutory (Illinois)

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Brenda Murzyn, Authorized Agent of Trio Investment Properties, LLC



personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and the person acknowledged it signed, sealed and delivered the instrument as its free and voluntary act, for the uses and purposes therein set forth

Given under my hand and official seal this 30 day of July, 2021.

Commission expires

Jacqueline Bonavia
Notary Public

Recorder's Office Box No.

NAME AND ADDRESS OF PREPARER:

Brenda Murzyn, Attorney at Law
1300 Iroquois Drive, Suite 125
Naperville, IL 60563

CLERK'S OFFICE OF COOK COUNTY

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PIN: 31-23-306-011-0000

Property of Cook County Clerk's Office