UNOFFICIAL COPY

Doc#. 2122949138 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 08/17/2021 11:38 AM Pg: 1 of 2

WARRANTY DEED
INDIVIDUAL TO INDIVIDUAL

Dec ID 20210701619882 ST/CO Stamp 1-527-727-888 ST Tax \$153.50 CO Tax \$76.75

MAIL TO:

Mr. Frank Pellegrini 6817 W. North Avenue Oak Park, IL 60302

21292780

THE GRANTOR, Steven T. Podge, married to Margaret Dodge, of The Villages, County of Sumter, and State of Florida, for and in consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency is hereby acknowledged, CONVEY(S) and WARRANT(S) to the GRANTEE(S), Thomas Ocasek, a single man, of 230 Keystone Avenue, River Forest, IL 60305. the following described real estate situated in the County of Cook, State of Illinois towit:

UNITS 212 AND P-71, TOGETHER WITH THEIR 'JNDIVIDED PERCENTAGE INTERESTS IN THE COMMON ELEMENTS, IN THE PRAIRIE PLACE AT 6436 ROOSEVELT CONDOMINIUMS, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0617416044, AS AMENDED FROM TIME TO TIME, IN SECTION 18, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 6436 Roosevelt Road, #212, Oak Park, IL 60304

PERMANENT INDEX NUMBER: 16-18-428-043-1009 16-18-428-043-1105

SUBJECT TO: General and special real estate taxes which are not yet due and payable; conditions, covenants and restrictions of record; terms, provisions, covenants and conditions of the Declaration of Condominium and all amendments thereto; public and utility easements established by or invited from the Declaration of Condominium and any amendments thereto; party wall rights and agreements; finitations and conditions imposed by the Condominium Property Act; installments due after the date of closing of general assessments established pursuant to the Declaration of Condominium and any amendments thereto; and 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 forever.

(SIGNATURE PAGE TO FOLLOW)

PRAIRIE TITLE SERVICES PRAIRE SERVICES

UNOFFICIAL COPY

DATED this 27 day of

202/

Steven T. Dodge

REAL ESTATE TRANSFER TAX		X	12-Aug-2021	
	Parine S	COUNTY:	76.75	
	(\$400 m)	ILLINOIS:	153.50	
		TOTAL:	230,25	
16-18-428-043-1009		20210701619882	1-527-727-888	

STATE OF FLORIDA

SS.

OUNTY OF SUMTER

I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that the above named person(s) personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed sealed and delivered said instrument as his/her/their free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this $\frac{27}{202/2}$ day of $\frac{\sqrt{04}}{202}$

Provided Florida DL AS Proof of ID.

Bichard Better (SEAL)

This document prepared by: Spina McGuire & Okal, P.C. 7610 West North Avenue Elmwood Park, IL 60707 Send future tax bills to:

Thomas Ocasek 6436 Roosevelt Road, #212 Oak Park, IL 60304

Real Estate Transfer Tax







Notary Public State of Florida Richard Bitter My Commission HH 006810 Expires 06/04/2024

PRAIRIE TITLE SERVICES 6821 W NORTH AVENUE OAK PARK, IL 60302