

UNOFFICIAL COPY

Doc#: 2123546081 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/23/2021 09:58 AM Pg: 1 of 2

Dec ID 20210701615938
ST/CO Stamp 0-184-138-512 ST Tax \$260.00 CO Tax \$130.00

WARRANTY DEED

THE GRANTOR, Joanne Janik, a widow not since remarried, and surviving tenant of John G. Janik, Jr., deceased, of 15115 Ridgeland Avenue, City of Oak Forest, County of Cook, State of Illinois 60452, for and in consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to Raul Garcia, of 6025 South Kolin Avenue, Chicago, Illinois 60628, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 28 IN BLOCK 21 IN 8TH ADDITION TO MEDEMA'S EL VISTA GARDENS, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AUGUST 3, 1971 AS DOCUMENT NUMBER 21569741, IN THE VILLAGE OF OAK FOREST, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 28-17-120-028-0000

Address of Real Estate: 15115 Ridgeland Ave, Oak Forest, IL 60452

Subject to: covenants, conditions and restrictions of record and building lines and easements, if any, and general real estate taxes not due and payable at the time of closing,

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

DATED this 28th day of July, 2021.


Joanne Janik

FIDELITY NATIONAL TITLE
OC21024932

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STATE OF ILLINOIS)
) SS
COUNTY OF DU PAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Joanne Janik, 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 acknowledged that she signed, sealed and delivered the said instrument as her 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 28th day of July, 2021.

Elizabeth Ann Rhein

Notary Public





This instrument was prepared by Robert A. Hall, of Bishop & LaForte, Ltd., 18450 Summit Avenue, Suite 325, Oakbrook Terrace, Illinois 60181.

MAIL TO:

Theresa L. Panzica
Attorney at Law
2510-A W. Irving Park Rd.
Chicago, IL 60618

SEND SUBSEQUENT TAX BILLS TO:

GRANTEES ADDRESS
Raul Garcia
15115 Ridgeland Ave
Oak Forest, IL 60452

REAL ESTATE TRANSFER TAX		04-Aug-2021
	COUNTY:	130.00
	ILLINOIS:	260.00
	TOTAL:	390.00
28-17-120-028-0000 20210701615938 0-184-138-512		