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Doc#. 2125306088 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 09/10/2021 08:58 AM Pg: 1 of 5

Dec ID 20210601658800

ST/CO Stamp 1-071-593-744 ST Tax \$165.00 CO Tax \$82.50

File No.: 21G/W/\u00a456239\\\H

(Grantor)

Leah M Pobinson

and

(Grantee) Aylmer L Martinez

This page is added to provide adequate space for recording information and microfilming.

Do not remove (nis page as it is now part of the document.

PREPARE BY AND RETURN THIS DOCUMENT TO .-

Zohaib Ali Zohaib Ali 6825 Hobson Valley Dr. Suite 102 Woodridge, IL 60517

Chicago Title and Trust Company
2441 Warrenville Rd, Suite (00)
Lisle, IL 60532

Recording Cover Sheet ILD0100.doc/Updated: 03.12.13 Printed: 09.03.21 @ 09:09 PM by IL-CT-FWET-01080.225036-21GNW656239WH

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QIGNU656229WH WARRANTY DEED 12

AFTER RECORDING MAIL TO:

Vanice Dantes, Attorney at Law 35 E. Wacker Dr. Suite 450 Chicago, IL 40401

MAIL REAL ESTATE TAX BILL TO:

Aylmer Martinez 7242 Dixon St., Uni 3 Forest Park, IL 60130 (Reserved for Recorders Use Only)

THE GRANTOR: Leah M. Robinson, A single woman, of 7242 Dixon St., Unit B, Forest Park, IL 60130, fo and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Aylmer Martinez, a single man, of 2018 w. Diversey Ave Cwica 40 12 60047 to have and to hold, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly known as:

7242 Dixon St., Unit B, Forest Park, IL 60130

PIN:

15-12-420-019-1004

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

SUBJECT TO: (a) General real estate taxes not due and payable at the time of closing; (b) Special Assessments confirmed after Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain tile, page or other conduit.

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| DATED this 7th day of June | _, 2021. |
|---|--|
| | |
| John M. Bylon | _ |
| Leah M. Robigšon | VILLAGE OF |
| | FOREST PARK PROPERTY COMPLIANCE |
| | |
| STATE OF Mincis) | Approved/Date |
|)SS | |
| COUNTY OF COOK) | |
| I, the undersigned, a Nothing Public, in and for the County a CERTIFY, that Leah M. Rohingon , personally known to n | ne to be the same person whose |
| name is subscribed to the foregoing instrument, appeared | before me this day in person and |
| individually acknowledged that he she signed and delivered and voluntary act for the uses and purposes therein set for | rth, including the release and waiver |
| of the right of homestead. | - |
| Given under my hand and official seal this 7th day of | _f <u>June</u> , 2021. |
| Given under the mand and official social time | |
| 40 | Marie Creaker |
| Notar | y Públic |
| NAME AND ADDRESS OF PREPARER: | |
| Zohaib Ali | H govern statistal |
| Attorney at Law | references Please (* 2004 - 2014 et illrede Hersens autor apret 2017, 2024 |
| 6825 Hobson Valley Dr., Suite 102 Woodridge, IL 60517 | 1.0 |
| Woodings, in ooth | |
| | V/Sc. |
| | |
| | -0 |
| | |

2125306088 Page: 4 of 5

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LEGAL DESCRIPTION

Order No.: 21GNW656239WH

For APN/Parcel ID(s): 15-12-420-819-1004

PARCEL 1:

UNIT 7242 B TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LOFTOMINIUMS OF FOREST PARK CONDOMINIUM, AS DELINEATED AND DEFINED IV HE DECLARATION RECORDED AS DOCUMENT NO. 86618071, AS AMENDED FROM TIME TO TIME, IN THE SOUTHEAST 1/4 OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

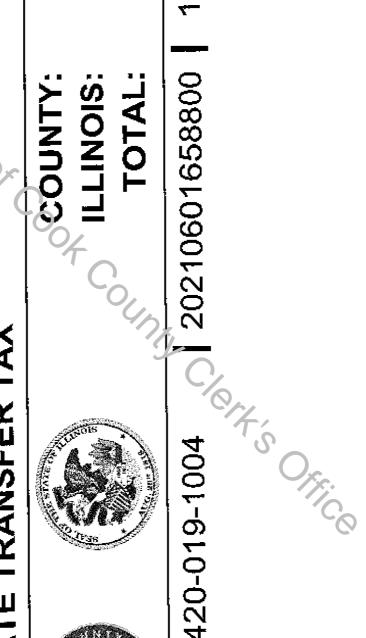
THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE "42 B", A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, 3Uh 204 COUNTY CARTS OFFICE IN COOK COUNTY, ILLINOIS.

07-Jun-202 247.5 82.501 165.00

REAL ESTATE TRANSFER TAX

DOOR OR





15-12-420-019-1004

1-071-593-744