UNOFFICIAL COPY

Doc#. 2125912234 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 09/16/2021 10:30 AM Pg: 1 of 3

Dec ID 20210701606262

ST/CO Stamp 1-834-213-136 ST Tax \$150.00 CO Tax \$75.00

WARRANTY DEED ILLINOIS STATUTORY

MAIL TO AFTER RECORDING:

Jonathan D. Groll, Esq. 830 N. Blvd, Ste A Oak Park, IL 60301

(The Above Space for Recorder's Use Only)

THE GRANTOR Grandview Capital, LLC, an Illinois limited liability company, of 36W995 Red Gate Road, Saint Charles, IL 607/5 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Maria Arevalo, and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Maria Arevalo, of 4844 W. 84th Place, Burbank, IL 60459, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 19-33-216-012-0000

Property Address: 5117 W. 82nd Place, Burbank, IL 60459

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoy next of the Real Estate, 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.

Prepared by:

Karrsten Goettel, Esq. Ariano Hardy Ritt 2000 McDonald Road, Ste 200 South Elgin, IL 60177

Chicago Title

210174356V

[signature on next page]

UNOFFICIAL COPY

Dated this 21 at day of 3ul	უ 2021.
	GRANDVIEW CAPITAL, LLC
	Kenneth A. Bernhard, Manager
State of Illinois))ss.
County of Kane)
CERTIFY that Kenneth A. Bernhard liability company, personally known the foregoing as rument, appeared be as such Manager in signed and delivered to the signed to the sig	n and for the County and State aforesaid, DO HEREBY d, Manager of Grandview Capital, LLC, an Illinois limited to me to be the same person whose name is subscribed to efore me this day in person and severally acknowledged that wered the said instrument as his free and voluntary act, and d of said company, for the uses and purposes therein set
Given under my hand and of real sea	al, this 21st day of July 2021.
Given under my hand and ornual sea	
	Notary Public
NAME AND ADDRESS OF PREPA	OFFICIAL SEAL LAURA D PICARD NOTARY PUBLIC, STATE OF ILLINOIS ILY COMMISSION EXPIRES: 7/10/2025
Karrsten Goettel, Esq. Ariano Hardy Ritt 2000 McDonald Road, Ste. 200 South Elgin, IL 60177 (847) 695-2400	6/7/s
	SEND SUBSEQUENT TAX BILLS TO
	Maria Arevalo 5117 W. 82nd Place Burbank, IL 60459
City of Burbank	REAL ESTATE TRANSFER TAX 14-5up-2021
\$ 750.00 Seven Hundred Fifty 00/100 8-9-2021	COUNTY: 75.00 REAL ESTATE (MANSFER TAX 19-5cp-2021 COUNTY: 75.00 RELINOIS: 150.00 TOTAL: 225.00
Real Estate Transaction Stamp	19-33-216-012-0300 20210701606262 1-334-213-136

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

Lot 5 in Block 7 in Golfmoor, being a Subdivision in the North East Quarter of Section 33, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Property of County Clerk's Office