

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED Fee Simple

Doc#: 2132120255 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 11/17/2021 10:26 AM Pg: 1 of 2

Dec ID 20211101627617  
ST/CO Stamp 0-826-707-088 ST Tax \$200.00 CO Tax \$100.00  
City Stamp 0-947-555-472 City Tax: \$2,100.00

### THE GRANTORS

(The space above for Recorder's use only)

Samuel Mota, an unmarried man for and in consideration of the sum of TEN AND 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, **CONVEY** and **WARRANT** to Jasmine Sullivan a, \_\_\_\_\_ the following described Real Estate situated in Cook County, Illinois, commonly known as 11948 S Parnell Ave, Chicago, IL 60628 legally described as:

### LEGAL DESCRIPTION

LOT 19 IN BLOCK 8 IN W. PULLMAN, A SUBDIVISION IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### SUBJECT TO:


Covenants, conditions and restrictions of record; public and utility easements; and general real estate taxes for 2021 and subsequent years, and acts done by or through the Buyer.

Property Address: 11948 S Parnell Ave, Chicago, IL 60628

Property Index No.: 25-28-104-037-0000

FIDELITY NATIONAL TITLE 1 of 2  
CH21036410



IN WITNESS WHEREOF, Seller has signed and sealed this Warranty Deed in the County of COOK, State of IL, this 27<sup>th</sup> day of October 2021.

REAL ESTATE TRANSFER TAX		04-NOV-2021
	CHICAGO	1,500 00
	CTA	600 00
	<b>TOTAL</b>	<b>2,100 00 *</b>

25-28-104-037-0000 | 20211101627617 | 0-947-555-472

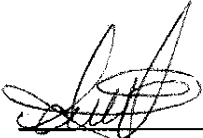
\* Total does not include any applicable penalty or interest due

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REAL ESTATE TRANSFER TAX		04-NOV-2021
	COUNTY	100 00
	ILLINOIS	200 00
	<b>TOTAL</b>	<b>300 00</b>

25-28-104-037-0000 | 20211101627617 | 0-826-707-088

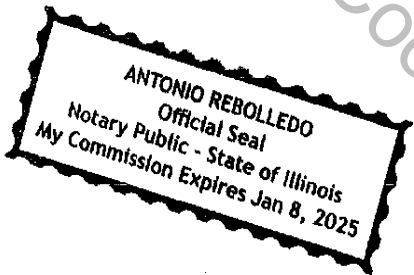
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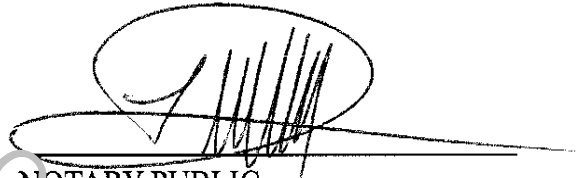
  
\_\_\_\_\_  
Samuel Mota

STATE OF Illinois )  
  ) ss.  
COUNTY OF Cook )

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT, Samuel Mota 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 they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27<sup>th</sup> day of October, 2021.



  
\_\_\_\_\_  
NOTARY PUBLIC

Commission expires 1/8/25

This instrument was prepared by: Nick V. Marinkovich  
Dreyfus Law Group  
2040 N. Harlem Avenue  
Elmwood Park, IL 60707

**MAIL TO:**

Jasmine Sullivan  
11948 S Parnell  
Chicago IL 60628

**SEND SUBSEQUENT TAX BILLS TO:**

GRANTEES ADDRESS  
Jasmine Sullivan  
11948 S. Parnell Avenue  
Chicago, IL 60628

OR

Recorder's Office Box No. \_\_\_\_\_