

UNOFFICIAL COPY

BT 21-00963

WARRANTY DEED
(ILLINOIS STATUTORY)
Corporation to Individual

(2/3)



Doc# 2132313024 Fee \$93.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/19/2021 11:52 AM PG: 1 OF 3

Property of Cook County Clerk's Office
40 APPLE RIDGE RD, DANBURY, CT 06810
OF 135 PERSEMENT CT
CAROL STREAM, IL 60188

THE GRANTOR, CARTUS FINANCIAL CORPORATION, a corporation created and existing under and by virtue of the laws of the State of Delaware, and duly authorized to transact business in the State of Illinois, for and in consideration of TEN DOLLARS (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, and pursuant to authority given by the Board of Directors of said corporation, CONVEY(S) and WARRANT(S) TO: Frederic Deraiche and Samuel Emrie, both unmarried

(Strike Inapplicable)

- ~~A) As Tenants in Common~~
- B) Not as Tenants in Common, but as Joint Tenants with Right of Survivorship
- ~~C) Not as Joint Tenants, or as Tenants in Common, but as Tenants by the Entirety~~
- ~~D) Statutory (To Individual)~~

the following described real estate, situated in the County of Cook in the State of Illinois, to-wit:

PIN(s): 01-25-209-018-0000
 Address(es) of Real Estate: 1783 DOGWOOD CT., HOFFMAN ESTATES, IL 60192
 Legal Description: SEE ATTACHED EXHIBIT A

Subject to the following restrictions: a) all taxes for the year(s) not currently due and payable; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

Dated this 9th day of July, 20 21

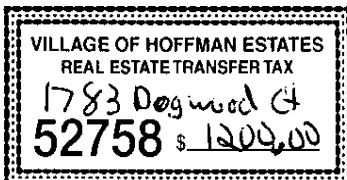
I Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by Katrina Baradji, its Authorized Agent, and attested by Ted Obendorfer, its Authorized Agent, this 09 day of July, 20 21

CARTUS FINANCIAL CORPORATION



Anna S. El
Commission #2286902
Notary Public, State of New Jersey
My Commission Expires:
February 25, 2023

By: Katrina Baradji
Attest: Ted Obendorfer



REAL ESTATE TRANSFER TAX		12-Nov-2021
COUNTY:		200.00
ILLINOIS:		400.00
TOTAL:		600.00
01-25-209-018-0000 20210701607951 1-659-890-832		

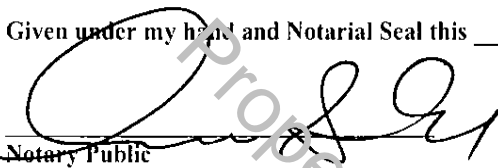
S 4
P 3
S 4
SC
INT JP

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STATE OF New Jersey }
} SS
COUNTY OF Burlington }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Katrina Baradji, personally known to me to be the Authorized Agent of CARTUS FINANCIAL CORPORATION and Ted Obendorfer of said corporation, and personally known to me to be same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered said instrument pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act, and the free and voluntary act of the corporation, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 09 day of July, 2021.


Notary Public



Anna S. El
Commission #2286902
Notary Public, State of New Jersey
My Commission Expires:
February 25, 2023

Instrument Prepared By:
Alex Ranjha, Esq.
Ranjha Law Group PC
903 Commerce Drive, Suite 210
Oak Brook, IL 60523

~~Mall To:~~

Chang Legal
1990 E. Algonquin Rd #160
 Schaumburg, IL 60173

Send Subsequent Tax Bills To:

FREDERIC DERAICHE AND Samuel EMBIE
1783 DOGWOOD CT
Hoffman Estates, IL 60192

After Recording Return To:

Burnet Title - Post Closing
1301 W. 22nd Street Suite 510
Oak Brook, IL 60523

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EXHIBIT A

LOT 18 IN BLOCK 12 IN POPLAR HILLS UNIT TWO-D, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 OF SECTION 25, TOWNSHIP 42 NORTH, RANGE 9, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY.

Property of Cook County Clerk's Office

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

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