

UNOFFICIAL COPY

PREPARED BY:

Nathaniel J. Pomrenze, Esq.  
40 Skokie Blvd. - Suite 105  
Northbrook, IL 60062



Doc# 2132647014 Fee \$88.00

MAIL TAX BILL TO:

David Ortiz  
1714 N. Lawndale  
Chicago IL 60647

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/22/2021 09:16 AM PG: 1 OF 3

MAIL RECORDED DEED TO:

Maris Sullivan  
11 E. Hubbard #702  
Chicago IL 60611

WARRANTY DEED  
Statutory (Illinois)

THE GRANTOR, LAWDALE 1, LLC, an Illinois limited liability company, of the City of Evanston, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, hereby CONVEYS and WARRANTS to the GRANTEE,

DAVID ORTIZ, an Illinois resident

all right, title, and interest in and to the following described real estate situated in the County of Cook, State of Illinois, to wit:

See Exhibit "A" Attached hereto.

Permanent Index Number: 13-35-319-025-0000

Property Address: 1714 N. Lawndale Avenue, Chicago, Illinois 60647

Subject, however, to the general taxes for the year of 2021 and thereafter, and all declaration, covenants, restrictions, and conditions of record, building lines and easements, applicable zoning laws, ordinances, and other governmental regulations.

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

TO HAVE AND TO HOLD said premises forever.

Dated this 30th day of October, 2021

SPS SC INT  
4/3/21  
JP

LAWDALE 1, LLC, an Illinois limited liability company

By: X [Signature]  
Manager

Chicago Title 20 ST03890NB

1/10/21 SWS

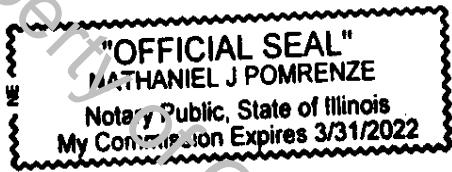
# UNOFFICIAL COPY

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 Julius Lapkus, as the Manager of Lawndale 1, LLC, personally known to me, to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument, as his/her/their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 30<sup>th</sup> day of October, 2021

Nathaniel J. Pomrenze  
Notary Public



REAL ESTATE TRANSFER TAX		0-Nov-2021	
COUNTY:		ILLINOIS:	261.75
		TOTAL:	523.50
			785.25

13-35-319-025-0000 | 20211101625206 | 0-699-952-272

REAL ESTATE TRANSFER TAX		10-Nov-2021	
CHICAGO:		CTA:	3,926.25
		TOTAL:	1,570.50
			5,496.75 *

13-35-319-025-0000 | 20211101625206 | 0-699-952-400

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

# UNOFFICIAL COPY

## EXHIBIT "A"

[1714 N. Lawndale Ave., Chicago, Illinois 60647]

**LOT 18 IN BLOCK 3 IN SUBDIVISION OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼ OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE EAST ½ OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼ OF SAID SECTION, AND EXCEPT RAILROAD), IN COOK COUNTY, ILLINOIS.**

P.I.N. 13-35-319-025-0000

Address: 1714 N. Lawndale Ave., Chicago, IL 60647

Property of Cook County Clerk's Office