

21300900

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Doc#: 2134828071 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/14/2021 02:15 PM Pg: 1 of 3

WARRANTY DEED

The Grantor, **CHRISTINE M. ROLOFF**, an unmarried woman of Lombard, County of DuPage, State of Illinois for and in consideration of TEN & NO/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, Conveys and Warrants to the Grantees, **WILLIAM DENIS and TERESA DENIS**, husband and wife of Albuquerque, County of Bernalillo, State of New Mexico, not as tenants by the entirety, and not as tenants in common, but as joint tenants, the following described Real Estate situated in Oak Park, Cook County, Illinois, to wit:

Dec ID 20211201662881
ST/CO Stamp 1-927-312-016 ST Tax \$135.00 CO Tax \$67.50

* William S. Denis and Teresa M. Valles DENIS The above Space for Recorder's Use only as trustees of Denis Family Revocable Living Trust dated May 19, 2015, OF 2305 CHUCKWALLA SPRING TRAIL NW, ALBUQUERQUE, NEW MEXICO 87120
PLEASE SEE ATTACHED LEGAL DESCRIPTION

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 enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Permanent Real Estate Index Number: 16-07-119-025-1016

PRAIRIE TITLE
6821 W. NORTH AVE.
OAK PARK, IL 60302

Address of the Property: 1103 Holley Court, #205, Oak Park, IL 60301

DATED: This 10th day of December 2021.

Christine M. Roloff

CHRISTINE M. ROLOFF

Real Estate Transfer Tax

\$1,080.00




7469

REAL ESTATE TRANSFER TAX		09-Dec-2021
COUNTY:		67.50
ILLINOIS:		135.00
TOTAL:		202.50

16-07-119-025-1016 | 20211201662881 | 1-927-312-016

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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, **CHRISTINE M. ROLOFF** personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and Seal
 this 16th day of December 2021.



Nichole M. Capraro

 Notary Public

This instrument was prepared by:

Nichole Capraro
 Capraro Law
 1010 Lake Street, Suite 612
 Oak Park, IL 60301

Mail Recorded Deed to:

Kris Briggs
 2550 W Golf Rd., #250
 Rolling Meadows, IL 60008

Mail subsequent tax bills to:

William & Teresa Denis
 1103 Holley Ct., #205
 Oak Park, IL 60301

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UNIT 205 IN HOLLEY COURT CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

THAT PART OF LOTS 7 AND 8 (EXCEPT THE SOUTH 208 FEET OF SAID LOTS) LYING SOUTH OF THE SOUTH LINE OF HOLLEY COURT IN SKINNER'S SUBDIVISION IN THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25613900, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

COMMONLY KNOWN AS: 1103 HOLLEY COURT, #205, OAK PARK, IL 60301

PERMANENT INDEX NUMBER: 16-07-119-025-1016

Property of Cook County Clerk's Office