WARRANTY DEED

STATE OF ILLINOIS } SS COUNTY OF COOK



Doc# 2200633014 Fee \$93.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/06/2022 10:15 AM PG: 1 OF 3

THE GRANTOR

Giuseppe G. Cangelosi (aka Giuseppe Cangelosi), married to Erica Cangelosi of 11019 Fawn View Circle, Orland Park, IL 60467 for and in consideration of TEN DOLLARS (\$10.00) and other consideration in hand paid. CONVEYS and WARRANTS to GEC Investment Group LLC of 11019 Fawn View Circle, Orland Park, IL 60467 the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Legal Description: See attached Exhibit A.

SUBJECT TO: Covenants, Conditions and Restrictions of Record.

This is not homestead property as to Erica Cangelosi.

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

Permanent Index Number:

32-25-105-030-0000

Address of Real Estate:

21634 Gailine Avenue, Sauk Village, Il. 60411

Dated this 26

derer Hovember

Giuseppe Cange

CASEY J DUGAN Official Seal Notary Public - State of Illinois

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Giuseppe Cangelos, narried to Erica Cangelosi, personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this My Commission Expires Apr 27, 2024 day in person and acknowledged that they signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

Subscribed and sworn to before me this 26th day of Now what 2021.

Mail To: GEC Investment Group LLC., 11019 Fawn View Circle, Orland Park, IL 60467 Mail Tax Bill To: GEC Investment Group LLC., 11019 Fawn View Circle, Orland Park, IL 60467 Prepared By: James Phillip Habel, Esquire, 851 Dovington Court, Hoffman Estates, IL 60169

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EXHIBIT A.

LEGAL DESCRIPTION:

LOT 10 IN BLOCK 19 IN SOUTHDALE SUBDIVISION UNIT NO. 2, BEING A SUBDIVISION OF PART OF SECTION 25, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF SAUK TRAIL ROAD ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMPER 29,1958, AS DOCUMENT NO. 17331660, IN THE OFFICE OF THE RECORDER OF DEEDS, IN COOK COUNTY, ILLNOIS.

PERMANENT INDEX NUMBER: 32-25-105-030-0000

COMMONLY KNOW AS: 21634 Gailine Avenue, Sauk Village, IL 60411

Exempt under provisions of Paragravin E. Section 4 of the Real Estate Transfer Act.

Dated Giuseppe Can ge'asi

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REAL ESTATE TRANSFER	TAX	29-Dec-2021	3,
	COUNTY:	0.00	U _X
	ILLINOIS:	0.00	
	TOTAL:	0.00	
32-25-105-030-0000	20211201680457 0-	638-532-240	CO

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UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to Real estate in Illinois, a partnership authorized to do business or acquire and hold title to real state in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated	la Colo	. 2021.	Ciamatuma	4	4	χ,			
Dateu _	2100	, 2021.	Signature						
			•	Giuseppe C	eppe Cangelosi, Grantor or Agent				
Subscrib	ped and swor	τω before m	e ´			•			
by the s	aid grantor/a	gent (n's							
26th	day of	VOLPMEN	, 2021.		1	CASEY J D			
		2				Official ! Notary Public - St My Commission Expi	ate of Illinois		
	Notar	y Public	-0Z).				
assignm foreign partners entity re	ent of beneficorporation a hip authorized as	icial interest in authorized to ded to do busin	n a land trust in do business or acquire authorized to cois.	s either a na acquire and and hold the do business	itural p I hold t le to re	itle to real estate al estate in Illin	is corporation or e in Illinois, a nois, or other		
Dated _	11/26	, 2021.	Signature	Ву:	Y\C	Group LLC Ingelosi, Crante	ee or Agent		
	bed and swoi aid grantee/a	n to before m gent this	е			C			
26.4	day of	Navember	, , 2021.	}		CASEY J DUGAN Official Seal			

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)