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2130175 ①

WARRANTY DEED

WHEN RECORDED MAIL TO:

Charo Safford
658 Washington Blvd, Unit 1
Oak Park, Illinois 60302

SEND TAX BILLS TO:

Charo Safford
658 Washington Blvd, Unit 1
Oak Park, Illinois 60302

Doc#: 2202842227 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/28/2022 02:05 PM Pg: 1 of 3

Dec ID 20211201680340
ST/CO Stamp 1-569-685-136 ST Tax \$103.00 CO Tax \$51.50

Above Space for Recorder's Use Only

The GRANTOR NEWNETT I LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, Benjamin Newton, as Manager, NEWNETT I LLC, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEY and WARRANT unto the GRANTEE, Charo Safford, single, of 217B Washington Blvd, Apt 1N, Oak Park, Illinois 60302, the following described real estate situated in the County of Cook, State of Illinois, to-wit:

See attached Exhibit -A-

Property Address: 658 Washington Blvd, Unit 1, and P-11, Oak Park, IL 60302

Permanent Index Number: 16-07-413-046-1003, 16-07-413-046-1024

Subject only to: general real estate taxes not due and payable at the time of Closing; 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.

HEREBY RELEASING HOMESTEAD RIGHTS:

IN WITNESS WHEREOF, the GRANTOR, Benjamin Newton, as Manager of NewNett I LLC, has caused his name to be signed to this instrument, dated this 12 of January, 2022.

Handwritten signature of Benjamin Newton

Benjamin Newton, as Manager of NewNett I LLC

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

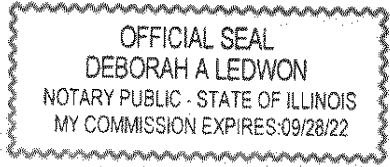
PRAIRIE TITLE
6821 W. NORTH AVE.
OAK PARK, IL 60302

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that, Benjamin Newton, as Manager of NewNett I LLC, personally known

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to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that he signed and delivered the same instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 12 day of January, 2022.



Deborah A. Ledwon
Notary Public

My commission expires: 9-28-22



REAL ESTATE TRANSFER TAX		25-Jan-2022
	COUNTY:	51.50
	ILLINOIS:	103.00
	TOTAL:	154.50
16-07-413-046-1003	20211201380340	1-569-685-136

THIS INSTRUMENT WAS PREPARED BY:

Hope F. Geldes
Geldes Law, Ltd.
1922 Home Ave.
Berwyn, Illinois 60402

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UNITS 658-1 AND P-11 IN COLONIAL HOUSE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 6 (EXCEPT THE EAST 70 FEET THEREOF) IN THE SUBDIVISION OF BLOCK 2 IN OGDEN AND JONES SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 95480374, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTERESTS IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 658 Washington Blvd, Unit 1, Oak Park, IL 60302

PERMANENT INDEX NUMBER: 16-07-413-046-1003
16-07-413-046-1024

Property of Cook County Clerk's Office