

# UNOFFICIAL COPY

Doc#: 2203421154 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/03/2022 08:41 AM Pg: 1 of 3

## WARRANTY DEED Individual(s) To Individual(s)

Dec ID 20211201665311  
ST/CO Stamp 0-398-573-968 ST Tax \$43.00 CO Tax \$21.50

THE GRANTOR(S),  
Preston, P. Forrest  
(a single person)

of the City of Country Club Hills,  
State of Illinois, for and in  
consideration of Ten and 00/100 Dollars, and  
other good and valuable consideration, the  
receipt and sufficiency of which is hereby  
acknowledged, REMISE, RELEASE, ALIEN  
AND CONVEY(S) and WARRANT(S) to  
John M. Sebastian and Jeri A. Sebastian  
(husband and wife)  
of 15742 Plum Tree Dr, Orland Park, IL 60462

and to his/her/their heirs and assigns, FOREVER, not as Tenants in Common, but as JOINT TENANTS  
all the  
following described real estate, situated in the County of Cook, in the State of Illinois, to wit:

Legal Description: *(see attached Legal Description made part hereof)*

Permanent Index Number(s): 28-34-402-022-1001  
Commonly Known As: 17951 Amherst Ct, Unit 2-101, Country Club Hills, IL 60478

The Grantor(s) hereby release(s) and waive(s) all rights under and by virtue of the homestead exemption laws of the State of Illinois.

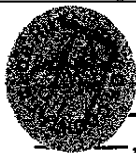
**SUBJECT TO:** General Real Estate Taxes for 2021 and subsequent years; special taxes or assessments, if any, for improvements not yet completed; installments, if any, not due at the date hereof; any special taxes or assessment for improvements heretofore completed; building lines and building restrictions; private, public and utility easements; covenants and restrictions of record as to use and occupancy; the general exceptions to the title commitment; local, state and federal laws, ordinances or governmental regulations, including but not limited to, building and zoning laws, ordinances and regulations, now or hereafter in effect relating to the Property; building code violations, liens and judgments; leases and tenancies; pending building code violations court cases; items appearing of record or that would be shown on a survey.

DATED THIS 28th DAY OF January, 2022.

Preston P. Forrest (Seal)  
Preston P. Forrest

REAL ESTATE TRANSFER TAX		28-Jan-2022	
	COUNTY:		21.50
	ILLINOIS:		43.00
	TOTAL:		64.50
28-34-402-022-1001		20211201665311   0-398-573-968	

===== (Seal)



NO. 33-023  
17951 Amherst Ct  
SEAL 1-28-22 \$ 215.00 ye

FIDELITY NATIONAL TITLE lapl  
0221041704

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STATE OF ILLINOIS )  
 ) SS  
COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that

Preston P. Forrest

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.

WITNESS my hand and official seal this 28th day of January, 2022.

Commission expires 5/7, 2024.

[Signature]  
NOTARY PUBLIC



This instrument prepared by :

**A. Ade Adel oya, Esq**  
Adekoya Law Group  
Adekoya & Associates, LLC  
915 175th Street, Suite 1100  
Homewood, IL 60430-2071

MAIL TO:

John M. Sebastian  
Jerin A. Sebastian  
15742 Plum Tree Dr  
Orland Park, IL 60462

SEND SUBSEQUENT TAX BILLS TO:

John M. Sebastian  
Jerin A. Sebastian  
15742 Plum Tree Dr  
Orland Park, IL 60462

Recorder's Office Box No. \_\_\_\_\_

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## LEGAL DESCRIPTION

*Legal Description for Premises Commonly Known As:* 17951 Amherst Ct, Unit 2-101, Country Club Hills, IL 60478

UNIT 2-101 - 17951 AMHERST COURT, IN THE HAMPTON COURT CONDOMINIUM, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED OCTOBER 5, 1995 AS DOCUMENT NO. 95679316, AS AMENDED BY DOCUMENT 95823277 RECORDED NOVEMBER 29, 1995 AND AS MAY BE AMENDED FROM TIME TO TIME, IN THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office