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Doc#. 2204921414 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 02/18/2022 12:03 PM Pg: 1 of 3

Dec ID 20220201623591

ST/CO Stamp 2-072-021-392 ST Tax \$195.00 CO Tax \$97.50

WARRANTY DEED

a Corporation to Individual

This agreement, made this 9th day of February, 2022, between GCIY Properties LLC ar Illinois Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and Pamela Walker and James Grade

FIDELITY NATIONAL TITLE OC22000870

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged and pursuant to the authority of the Board of Directors of said Company, by these presents does REMISE, RELEASE, AND CONVEY AND WARRANT unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated and described as to here, to wit

ALL THAT CERTAIN PARCEL OF LAND SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, BEING KNOWN AND DESIGNATED AS LOT 2 IN BLOCK 8 IN LANSING MEADOWS, BEING A SUBDIVISION (EXCEPT THE SOUTH 264.0 FEET OF THE WEST 645.0 FEET) AND (EXCEPT THE SOUTH 125.0 FEET OF THE EAST 83.0 FEET) THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 18109 Ridgewood Ave, Lansing, IL 60438

PIN: 30-31-223-002-0000

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.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, tide, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed the day and year first above written.

GCIY Properties LLC	
By: David Liberty, as power of attorney for George its managing number	Nikolopoulos
STATE OF ILLINOIS (SS) COUNTY OF COOK	
COUNTY OF COOK)	
I, the undersigned Notary Public in and for said CERTIFY that, David Liberty, as power of atterney me to be the managing member of GCIY Properties personally known to me to be the same person whose appeared before me this day in person, and severally signed this instrument as his/her free and voluntary	for George Nikolopoulos, personally known to LLC, an Illinois Limited Liability Company and entire is subscribed to the foregoing instrument, acknowledged that as such representative, he/she
Given under my hand and official seal, this	_ day of February, 2022
Commission expires March (c, 20 32,	NOTARY PUBLIC Official Seal
This instrument prepared by: Castle Law, 2 N. 129th	Infantry Drive, Joliet, IL 6043 Partial Jane Dowling Notary Purity State of Illinois
	GRANTEE'S ADDRESS My Commission Expires 03/16/2025
MAIL TO:	SEND SUBSEQUENT TAX BILLS TO: Pamela Walker and James Gradle
KMR Law Group 333 S. Wabash	18109 Ridgewood Ave
Chicago, IL 60604	Lansing, IL 60438

		COUNTY: ILLINOIS: TOTAL:	97.50 195.00 292.50
30-31-223-	002-0000	20220201623591	

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VILLAGE OF LANSING

Patricia L. Eidam Mayor

Brian Hanigan **Finance Director**



THIS INSTRUMENT PREPARED BY

Office of the Finance Director

AND WHEN RECORDED RETURN TO:

VILLAGE OF LANSING CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinerent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name:

GCIY Properties, LLC

9016 W 140th Street, Unit 2C

Thand Park, IL 60462

Telephone:

708-209-8325

Attorney or Agent:

Castle Law/Gar v Davidson

Telephone No.:

815-744-6550

Property Address:

18109 Ridgewood Aver te

Lansing, IL 60438

Property Index Number (PIN):

30-31-223-002-0000

Water Account Number:

201 0501 00 05

Date of Issuance:

February 10, 2022

(State of Illinois)

(County of Cook)

This instrument was acknowledged before

me on tebruary 10

VILLAGE OF LANSING

-7675

By:

Village Tréasurer or Designee

Catherine Kacmar.

(Signature of Notary Public) (SEAL)

OFFICIAL SEAL Catherine Kacmar NOTARY PUBLIC, STATE OF ILLINOIS My Commission Expires Nov. 24, 2025

THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.

3141 Ridge Road | Lansing, IL 60438 | Phone: 708.895.7200 | Fax: 708.895.6878 | www.villageoflansing.org