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Doc#. 2205939263 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 02/28/2022 11:11 AM Pg: 1 of 4

WARRANTY DEED

Dec ID 20211201661461 ST/CO Stamp 0-785-115-536 ST Tax \$1,890.00 CO Tax \$945.00

MAIL TO: Chui Ho Choi 2215 Pinchurst Drive GUIVIEW IL 80025

NAME & ADDRESS OF TAXPAYER: Chul Ho Choi 2215 Pinchurst Drivo Glenview, Illinois 60025

THE GRANTOR, RENCO, LLC, an Illinois Limited Liability Company, for and in consideration of Ten and no/100 Dol'ar (\$10.00) and other good and valuable consideration in hand paid, CONVEY and WARRANT to Chal Ho Choi, Grantees Address: 2215 Pinehurst Drive, Glenview, Illinois 60025, the following described Real Estate situated in the County of Cook, the State of Illinois to wit:

LOT 19, TOGETHER WITH THE SOUTHERLY HALF OF THE VACATED ALLEY LYING NORTHERLY OF AND ADJOINING SAID LOT 19 IN J.T. JANES ADDITION TO PARK RIDGE IN THE NORTHWEST QUARTER OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

And Grantor hereby covenants with Grantee that Grantor is lawfully so zed of the Property in fee simple; that Grantor has good right and lawful authority to sell and convey the Property; and that Grantor does hereby fully warrant the title to the Property and will defend the same against the lawful claims of all persons claiming by, through, or under Grantor, but against none other.

This Deed is intended to convey any and all interest whatsoever of the Grantor herein in and to the Property and any appurtenances thereto.

SUBJECT TO: General Real Estate Taxes for 2021 and subsequent years not yet due and payable; any exception arising out of an act of Grantee or its representatives, agents employees or independent contractors; zoning and subdivision ordinances and regulations; and the existing leases, the reference to which shall not serve to reimpose same

FIRST AMERICAN TITLE
FILE # <u>AF 1018-919</u>

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Permanent Real Estate Index Number: 09-36-111-021-0000 Property Address: 515 Summit, Park Ridge, Illinois 60068

Dated this 4 day of

RENCO, LLC, an Illinois Liability Company By: RENE LAW GNA Its: Managing Member

NOTE: PLEASE TYPE OX PINT NAME(S) BELOW ALL SIGNATURE(S)

NAME & ADDRESS OF PREPARER:

James Song Song Law Offices, LLC 1600 Golf Road, Suite 1200 Rolling Meadows, Illinois 60008

CALIFORNIA

STATE OF ILLINOIS

) SS.

COUNTY OF COOK

County Clark's Office I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY, that RENE LAMAGNA is known to me to be a Managing Member of RENCO, LLC, an Illinois limited liability company, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Manager, he signed and delivered the said instrument, pursuant to the authority given by the Board of Managers of said limited liability company as his free and

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)ecember

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voluntary act, and as the free and voluntary act of said limited liability company for the uses and purposes therein set forth.

Given under my hand and official seal, this

2021

Notary Public

NOTARIAL SEAL]



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CIVOT VARK ROM

505 Butler Pt, Park Ridge, Illinois 60068 p: (847) 318-5222 | transferstamp@paikridge.us | WWW.PARKRIDGE.US

Certificate # 21-001431

Pin(s)

09-36-111-021-0000

Address

515 SUMMIT AVE

This certificate acts as a receipt that the above-mentioned party has complied with City of Park Ridge Ordinance 2020-44

Property Transfer Tax

\$3,780.00

Opposition of the second

Date

12/29/2021



Joseph C. Gilmore