

UNOFFICIAL COPY

Doc#: 2207006006 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/11/2022 07:11 AM Pg: 1 of 2

SPECIAL WARRANTY DEED

Dec ID 20220201620019
ST/CO Stamp 0-692-196-752 ST Tax \$465.00 CO Tax \$232.50

THE GRANTOR, RedfinNow borrower LLC, a limited liability company created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, GRANTS, BARGAINS, CONVEYS, AND SELLS to THE GRANTEE(S) John Patrick Caravia and Crystal Victoria Gomez, not as tenants in common nor tenants by the entirety, but as JOINT TENANTS, of CHICAGO IL, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 14 IN BLOCK 7, IN FREDRICKSON AND CO.'S NORRIDGE MANOR, BEING A SUBDIVISION IN THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER AND THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 12-13-108-036-0000

Address(es) of Real Estate: 4509 N. Osage Ave, Norridge, IL 60706

NORRIDGE TRANSFER-PASSED

Cert # 2022TS-0058

Issued By: KT Date: 2/7/22

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under the GRANTOR, but not otherwise, subject to: Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing

FIRST AMERICAN TITLE
FILE # AF1020044
10f2

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Dated this 7th day of February, 20 22

RedfinNow Borrower LLC, a Delaware limited liability company

X Liz Palomar a.k.a. Elizabeth Palomar
**Liz Palomar (a.k.a. Elizabeth Palomar), Asset Manager
of RedfinNow Borrower LLC**

STATE OF IL COUNTY OF COOK ss.

I the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Liz Palomar (a.k.a. Elizabeth Palomar)**, not individually, but as Asset Manager of RedfinNow Borrower LLC, personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 7th day of February, 20 22

Claudia Petropoulos (Notary Public)
Notary Public
**OFFICIAL SEAL
CLAUDIA MARTINEZ-PETROPOULOS
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 08/04/22**

Prepared by:
Richard A. Duffin
Duffin & Dore, LLC
1900 Ravinia Place
Orland Park, IL 60462

Mail to:
JOHN CARAVIA AND CRYSTAL GOMEZ
4509 N OSAGE
NORRIDGE IL 60706

Name and Address of Taxpayer: - Grantee's Address
JOHN CARAVIA AND CRYSTAL GOMEZ
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NORRIDGE IL 60706