

763707 of 3

WARRANTY DEED

Statutory (Illinois)

Mail to: Mr. David A. Fewkes Walsh, Fewkes & Sterba, P.C. 7270 W. College Dr., Palos Heights, IL 60463

Citywide Title Corporation 111 W. Washington Street Suite 1280 Chicago IL 60602



\*22081150490\*

Doc# 2208115049 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 03/22/2022 03:04 PM PG: 1 OF 4

Name & address of taxpayer: MADISON STEWART 7100 W 95th St Unit 310, Oak Lawn, IL, 60453

THE GRANTOR, Marilyn J. Jones a widow, of, 7100 W 95th St Unit 310, Oak Lawn, IL, 60453 for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid.

CONVEY AND WARRANT to Diego Bautista and Jody L. Bautista, husband and wife and Madison Stewart, a single person, as Tenancy by the Entirety, of 1775 Seagull Ln Palos Heights, IL all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

\* woman, as Joint Tenants with right of survivorship UNIT 310 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LEXINGTON MANOR CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 22788882, AS AMENDED FROM TIME TO TIME, IN THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to general real estate taxes not due and payable at time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises in fee simple forever.

Permanent index number: 24-06-301-045-1038 Property address: 7100 W 95th St Unit 310, Oak Lawn, IL, 60453 DATED this 11th day of March, 2022.

Marilyn J. Jones by Debra Schreiber Marilyn J. Jones \*\* as attorney in fact by: Debra Schreiber as attorney in fact \*\* AKA Marilyn Jones

Village of Oak Lawn Real Estate Transfer Tax \$500 05612

Village of Oak Lawn Real Estate Transfer Tax \$200 05331

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## WARRANTY DEED Statutory (Illinois)

State of ILLINOIS, County of LAKE ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY: **Debra Schreiber**



personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and the persons acknowledged that the persons signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth

Given under my hand and official seal this 15 day of MARCH, 2022.

Commission expires 1/30/2024

G. L. OBOYLE  
Notary Public

Recorder's Office Box No.

### NAME AND ADDRESS OF PREPARER:

Law Office of Katherine M. O'Malley  
3825 Cuyler  
Berwyn, IL 60402

Property of Cook County Clerk's Office

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File No: 763707

## EXHIBIT "A"

UNIT 310 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN LEXINGTON MANOR CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 22788882, AS AMENDED FROM TIME TO TIME, IN THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Prop: 24-06-301-045-1038  
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*This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.*

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**REAL ESTATE TRANSFER TAX**

22-Mar-2022



**COUNTY:**  
**ILLINOIS:**  
**TOTAL:**

70.00  
140.00  
210.00

24-06-301-045-1038

20220301644894

0-350-711-184

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