

# UNOFFICIAL COPY

Doc#: 2208417228 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 03/25/2022 04:14 PM Pg: 1 of 2

Dec ID 20220301657398  
ST/CO Stamp 0-998-415-760 ST Tax \$183.00 CO Tax \$91.50  
City Stamp 0-928-357-776 City Tax: \$1,921.50

## WARRANTY DEED

THE GRANTOR, **FESTIVAL PROPERTIES LLC**, an Illinois limited liability company, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to **BRENDAN MOORE**, a Singel person, of City of Chicago, County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

THAT PART OF LOTS 16 TO 19, INCLUSIVE, (TAKEN AS A SINGLE TRACT OF LAND), IN BLOCK 11 IN THE COMMUNITY RESUBDIVISION OF CERTAIN LOTS AND PARTS OF LOTS IN THE SCHOOL TRUSTEES SUBDIVISION OF THE NORTH PART OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:

COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE EAST ON THE SOUTH LINE OF SAID TRACT, 22.12 FEET; THENCE NORTH AT RIGHT ANGLES TO SAID SOUTH LINE, 124 FEET TO THE NORTH LINE OF SAID TRACT; THENCE WEST ON THE NORTH LINE OF SAID TRACT 23.45 FEET TO THE WEST LINE OF SAID TRACT; THENCE SOUTH ON THE WEST LINE OF SAID TRACT 124 FEET TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Property Address: 5090 W GLADYS AVE UNIT A CHICAGO, IL 60644  
Parcel ID Number: 16-16-213-058-0000

SUBJECT TO: Covenants, conditions, restrictions of record, rights of way, easements, other encumbrances of record, and General real estate taxes for the years "2022" and subsequent tax years.

**THIS IS NOT A HOMESTEAD PROPERTY.**

Dated this March 10, 2022.

Mark Ted Skowron  
**FESTIVAL PROPERTIES LLC**  
Through Member  
**MARK TED SKOWRON**

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STATE OF Illinois )  
 )  
COUNTY OF Cook ) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **MARK TED SKOWRON**, 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 acknowledge that they signed, sealed and delivered the said instrument as their free and voluntary act.

Given under my hand and official seal, this March 10<sup>th</sup>, 2022.



*Kimberly Rubel*  
\_\_\_\_\_  
(Notary Public)

**Prepared by:**

Raj P. Sanghvi  
Sanghvi Law Group  
29 E Madison St, Ste 1201  
Chicago, IL 60602

**Mail To:**

Brendan C Moore  
5090 A W Gladys Unit A  
Chicago IL 60644

**Name and Address of Taxpayer:**

Brendan C Moore  
5090 A W Gladys Unit A  
Chicago IL 60644

File no: AT220096 1 of 2  
after recording mail to  
Alima Title, LLC.  
6444 N. Milwaukee Ave.  
Chicago, IL 60631  
Ph. 312-651-6070  
MP