

UNOFFICIAL COPY

WARRANTY DEED
Statutory (ILLINOIS)

Doc#: 2209012104 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/31/2022 02:30 PM Pg: 1 of 5

MAIL TO:

KATARZYNA SAK
7720 W. TOWHY AVE.
CHICAGO, IL 60631

Dec ID 20220201638008
ST/CO Stamp 0-431-127-952 ST Tax \$215.00 CO Tax \$107.50
City Stamp 1-698-921-872 City Tax: \$2,257.50

TAX BILL TO:

2315 KENNETH LLC
6007 N. SHERIDAN RD, UNIT 14 J
CHICAGO, IL 60660

THE GRANTOR: **6849 W. Belmont 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 CONVEY and WARRANT to THE GRANTEE **2315 Kenneth LLC**, an Illinois Limited Liability Company, having its principal office at the following address: 6007 N. Sheridan Rd, Unit 14-J, Chicago, IL 60660, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: General taxes for the 2nd installment of 2021 and subsequent years and (a) general real estate tax not due and payable at the time of closing; (b) building lines and building laws and ordinances, use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances which conform to the present usage of the premises; (d) public and utility easements which serve the premises; (e) public roads and highways; (f) party wall rights and agreements, if any; and (g) limitations and conditions imposed by the Illinois Condominium Property Act and condominium declaration, if applicable..

PERMANENT INDEX NUMBER: 13-30-107-032-0000

PROPERTY ADDRESS: 6849 W. BELMONT AVE., CHICAGO, IL 60634

Dated this 15th day of March, 2022.

Marian Szymanski
Marian Szymanski, not personally but as
Manager of 6849 W. Belmont LLC

Irene Szymanski
Irene Szymanski, not personally but as
Manager of 6849 W. Belmont LLC

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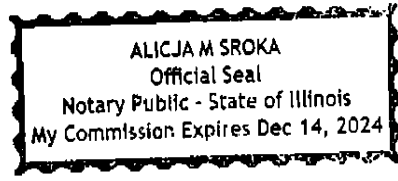
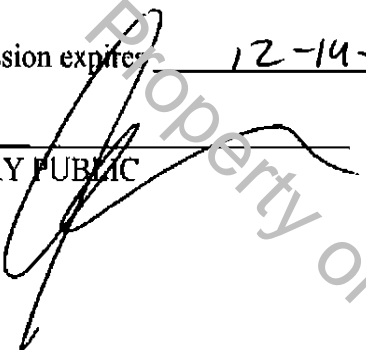
STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Marian Szymanski and Irena Szymanski, 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 acknowledged that they signed, sealed and delivered in the instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 1st day of March, 2022.

Commission expires 12-14-2024.

NOTARY PUBLIC



PREPARED BY:
Alicja M. Sroka & Associates, P.C
Attorney at Law
7742 W Higgins Rd. Unit C102
Chicago, Illinois 60631

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CHICAGO: 1,612.50
CTA: 645.00
TOTAL: 2,257.50 *

13-30-107-032-0000 | 20220201638008 | 1-698-921-872

Total does not include any applicable penalty or interest due.

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		COUNTY:	107.50
		ILLINOIS:	215.00
		TOTAL:	322.50
13-30-107-032-0000		20220201638008	0-431-127-952

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LEGAL DESCRIPTION:

LOT 80 (EXCEPT THE WEST 65 FEET THEREOF) IN MONT CLARE GARDEN'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:

13-30-107-032-0000
6849 W. BELMONT AVE., CHICAGO, IL 60634

Property of Cook County Clerk's Office