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BT# 2210020-221906133



Chicago Title Insurance Company

**Warranty DEED
ILLINOIS STATUTORY**



22104190230

Doc# 2210419023 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/14/2022 11:40 AM PG: 1 OF 4

THE GRANTOR(S), PAULINE BIEDZYCKI as Trustee of the Pauline Biedzycki Declaration of Trust dated December 20, 2018 of the Village of LANSING, County of COOK, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to FELIPE SALGADO, an unmarried man, and ANTONIA SALGADO, a widowed woman, of 2825 ATLANTIC STREET, FRANKLIN PARK, IL 60131 of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

UNIT NUMBER 24 IN THE VILLAS OF LANSING CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: PART OF LOT 1 IN THE VILLAS OF LANSING, A PLANNED UNIT DEVELOPMENT BEING PART OF THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 26, 2003 AS DOCUMENT 0326931127, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED JANUARY 20, 2005 AS DOCUMENT NUMBER 0502039023 AND AS AMENDED; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

SUBJECT TO:

Covenants, conditions and restrictions of record, General taxes for the year 2020 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years 2020

Permanent Real Estate Index Number(s): 33-06-200-049-1032

Address(es) of Real Estate: 18644 VILLA COURT - UNIT 24, LANSING, IL 60438

REAL ESTATE TRANSFER TAX

14-Apr-2022



COUNTY:	81.50
ILLINOIS:	163.00
TOTAL:	244.50

33-06-200-049-1032

20220301655284 | 1-935-444-880

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Dated this 9 day of November, 2020

Pauline Biedzycki
 PAULINE BIEDZYCKI as Trustee of the Pauline
 Biedzycki Declaration of Trust dated December 20,
 2018

STATE OF ILLINOIS, COUNTY OF COOK SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT PAULINE BIEDZYCKI, personally known to me to be the same person(s) whose name(s) 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 9 day of November, 2020



J. Kabat (Notary Public)

Prepared By: JOHN C. CLAVIO
 10277 W LINCOLN HIGHWAY
 FRANKFORT, IL 60423

Matt To:

18644 VILLA COURT - UNIT 24
 LANSING, IL 60438

Name & Address of Taxpayer:
 FELIPE SALGADO
 ANTONIA SALGADO
 18644 VILLA COURT - UNIT 24
 LANSING, IL 60438

After Recording Return To:

Burnet Title - Post Closing
 1301 W. 22nd Street S.W.
 Oak Brook, IL 60171

UNOFFICIAL COPY**AFFIDAVIT FOR RECORDER'S LABELING OF SIGNATURES AS COPIES****REQUEST TO RECORD PHOTOCOPIED DOCUMENTS PURSUANT TO §55 ILCS 5/3-5013**

LINDA KORENSEN, being duly sworn, state that I have access to the copies of the attached
(print name above)

document(s), for which I am listing the type(s) of document(s) below:

Warranty Deed

(print document types on the above line)

which were originally executed by the following parties whose names are listed below:

Pauline Biedzycki

(print name(s) of executor/grantor)

Felipe Salgado & Antonia Salgado

(print name(s) of executor/grantee)

for which my relationship to the document(s) is/are as follows: (example - Title Company, Agent, Attorney, etc.)

AGENT

(print your relationship to the document(s) on the above line)

OATH REGARDING ORIGINAL

I state under oath that the original of this document is now LOST or NOT IN POSSESSION of the party seeking to now record the same. Furthermore, to the best of my knowledge, the original document was NOT INTENTIONALLY destroyed, or in any manner DISPOSED OF for the purpose of introducing this photo to be recorded in place of original version of this document. Finally, I, the Affiant, swear I have personal knowledge that the foregoing oath statement contained therein is both true and accurate.

Linda KorenSEN

Affiant's Signature Above

4/12/2022

Date Affidavit Executed/Signed

THE BELOW SECTION IS TO BE COMPLETED BY THE NOTARY THIS AFFIDAVIT WAS SUBSCRIBED AND SWORN TO BEFORE

April 12, 2022

Date Document Subscribed & Sworn Before Me

Deborah D Howell

Signature of Notary Public

OFFICIAL SEAL
DEBORAH D HOWELL
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES: 07/16/22

SPECIAL NOTE: This is a courtesy form from the CCRD, and while a similar affidavit is necessary for photocopied documents, you may use your own document so long as it includes substantially the same information as included in the above document. Additionally, any customer seeking to record a facsimile or other photographic or photostatic copy of a signature of parties who had executed such a document has the option to include this Affidavit in the recording, at their own expense if such expense is incurred, as an "EXHIBIT" and NOT the coverpage. However, this affidavit is NOT required to be recorded, only presented to the CCRD as the necessary proof required before the recorder may record such a document. Finally, the recorded document WILL be stamped/labeled as a copy by the CCRD prior to its recording.

VILLAGE OF LANSING

Patricia L. Eidam
Mayor

Brian Hanigan
Finance Director



Office of the Finance Director

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

VILLAGE OF LANSING CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below:

Title Holder's Name: Pauline Biedzycki
499 N Poplar
Manteno, IL 60950

Telephone: 708-394-3431

Attorney or Agent: John C Clavio/Clavio, Van Ordstrand & Associates, LLP
Telephone No.: 815-464-8290

Property Address: 18644 Villa Court, Unit 2
Lansing, IL 60438

Property Index Number (PIN): 33-06-200-049-1032

Water Account Number: 128 4085 00 02

Date of Issuance: April 12, 2022

(State of Illinois)
(County of Cook)

This instrument was acknowledged before
me on April 12, 2022 by
Catherine Kacmar.

VILLAGE OF LANSING

By: [Signature]
Village Treasurer or Designee

[Signature]

(Signature of Notary Public) (SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.