

# UNOFFICIAL COPY

Doc#: 2213133257 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/11/2022 01:19 PM Pg: 1 of 2

Dec ID 20220401697632  
ST/CO Stamp 1-388-894-096 ST Tax \$836.00 CO Tax \$418.00  
City Stamp 1-929-566-096 City Tax: \$8,778.00

## WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS, MARK OSTENDORF and NATALIE HAMRICK, Husband and Wife, CONVEY and WARRANT to RACHEL BAZAN, a single woman, individually, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

PARCEL 1: LOT 2 IN TAMERLANE PHASE 3 SUBDIVISION, BEING A RESUBDIVISION OF PART OF THE SOUTHWEST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: PERPETUAL NON-EXCLUSIVE EASEMENT TO AND FOR THE BENEFIT OF PARCEL 1 FOR INGRESS AND EGRESS IN, TO, OVER LLND ACROSS LOT 12 AS CREATED AND SET OUT IN THE PLAT OF SUBDIVISION RECORDED MARCH 20, 1992, AS DOCUMENT NUMBER 92184810, LOT 49 AS CREATED AND SET OUT IN THE PLAT OF SUBDIVISION RECORDED DECEMBER 28, 1989, AS DOCUMENT NUMBER 89614947 AND RE-RECORDED AS DOCUMENT NUMBER 89622232, AND LOT 24 AS CREATED AND SET OUT IN THE PLAT OF SUBDIVISION, RECORDED NOVEMBER 13, 1992 AS DOCUMENT NUMBER 92848978.

SUBJECT TO: covenants, conditions, and restrictions of record, so long as they do not interfere with the intended use of the property; public and utility easements; acts done or suffered through Buyer, and general real estate taxes not yet due and payable at the time of closing.

Permanent Real Estate Index Number(s): 14-29-302-322-0000

Address (es) of Real Estate: 2671 North Greenview Avenue, Unit B, Chicago, Illinois 60614

Prepared by: Kimberly Freeland, Attorney at Law, 806 North Peoria Street, Chicago, IL 60642

### Mail To:

MARIANA KARAMPELAS  
2020 JANICE AVENUE  
MELROSE PARK, ILLINOIS 60160

### Name and Address of Taxpayer:


Rachel Bazan  
1925 West Huron Street <sup>2671</sup> ~~3121~~ N Greenview Ave  
Unit B  
Chicago, Illinois 60614

PROPER TITLE, LLC

PT 22-82482  
1052 00

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This 26<sup>th</sup> day of April, 20 22.

  
MARK OSTENDORF

  
NATALIE HAMRICK

STATE OF

ILLINOIS

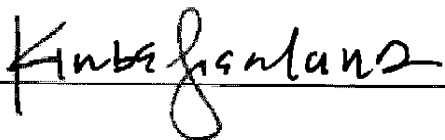
SS.

COUNTY OF

COOK

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that MARK OSTENDORF and NATALIE HAMRICK, are personally known to me to be the same person(s) whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such and he signed and delivered the said instrument, as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 26<sup>th</sup> day of April, 20 22.

 (Notary Public)

