

# UNOFFICIAL COPY

1072 Reg. 0104343  
DM

**Warranty Deed  
Statutory (Illinois)  
(Individual to Individual)**

The Grantor, **Justine M. Bauer,**  
formerly known as **Justine M. Gut,**  
married to **Andrew Bauer**

of the County of Cook, State of  
Illinois, for and in consideration of  
Ten and no/100's Dollars and other  
good and valuable consideration, in  
hand paid, **CONVEYS AND  
WARRANTS** to:

**Sade Ojediran**  
**12026 Winterberry Lane**  
**Plainfield, Illinois 60585**

the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Parcel 1: The North 21.03 feet of the South 68.43 feet of the parcel of land herein designated as the Building Parcel, except the South 110.43 feet thereof, said Building Parcel being that part of Lot 5 in Ashford Manor West, Phase III, being a Subdivision of part of the Northwest 1/4 of the Northwest 1/4 of Section 24, Township 36 North, Range 12, East of the Third Principal Meridian bounded and described as follows: Commencing at the Northwest corner fo said Lot 5; thence North 89 degrees 53 minutes 48 seconds East, along the North line of said Lot 5 for a distance of 21.31 feet; thence South 0 degrees 16 minutes 40 seconds West 5.40 feet, to the point of beginning of said Building Parcel; thence South 0 degrees 16 minutes 40 seconds West 136.78 feet; thence South 89 degrees 43 minutes 03 seconds East 63.00 feet; thence North 0 degrees 15 minutes 36 seconds East 136.84 feet; thence North 89 degrees 46 minutes 25 seconds West 62.96 feet to the point of beginning of the Building Parcel, in Cook County, Illinois.

Parcel 2: Easement for ingress and egress appurtenant to and for the benefit of Parcel 1 as set forth in Declaration of Covenants and Restrictions for Ashford Manor recorded August 31, 1995 as Document No. 95580519.

*File No.:* **REG0104343**  
**Regency Title Services, Inc.**  
**290 S. County Farm Road, Suite M**  
**Wheaton, IL 60187**

Subject to: General real estate taxes not yet due or payable; Covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.



#2213957003D\*

Doc# 2213957003 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 05/19/2022 09:28 AM PG: 1 OF 2

The Above Space for Recorder's Use Only

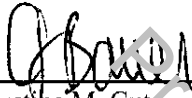
# UNOFFICIAL COPY

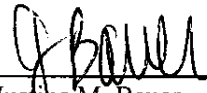
waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

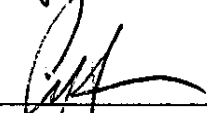
Permanent Index Number: 27-24-110-081-0000

Address of Real Estate: 15963 Blackwater Court, Tinley Park, Illinois 60477

DATED this 20th day of April, 2022

  
\_\_\_\_\_  
Justine M. Gut  
n A/K/A Justine M. Bauer


  
\_\_\_\_\_  
Justine M. Bauer

  
\_\_\_\_\_  
Andrew Bauer, signing solely to waive  
homestead rights

State of Illinois, County of COOK SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY certify that Justine M. Bauer, formerly known as Justine M. Gut and Andrew Bauer are 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 the said instrument was signed, sealed, and delivered as a free and voluntary act, for the uses and purposes set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 20 day of April, 2022



Commission Expires \_\_\_\_\_  
  
\_\_\_\_\_  
Notary Public

This instrument was prepared by Robert C. Lake, Attorney at Law, 290 South County Farm Road, Suite M, Wheaton, IL 60187

After recording mail to: Jenee I. Gaskin, O'Hagan Meyer, LLC, 1 East Wacker Drive, Suite 3400, Chicago, Illinois 60601

Send subsequent tax bills to: Sade Ojediran, 15963 Blackwater Court, Tinley Park, Illinois 60477

REAL ESTATE TRANSFER TAX		19-May-2022
COUNTY:		135.00
ILLINOIS:		270.00
TOTAL:		405.00

27-24-110-081-0000 | 20220401686893 | 0-059-482-000