22-65135

UNOFFICIAL COPY

Doc#. 2214506081 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 05/25/2022 10:16 AM Pg: 1 of 2

WARRANTY DEED

Dec ID 20220501626196

ST/CO Stamp 0-202-604-432 ST Tax \$300.00 CO Tax \$150.00

City Stamp 0-081-624-976 City Tax: \$3,150.00

The above space for recorder's use only

THE GRANTOR: LOUISE WINKELS-CATANZARO, A WIDOW NOT SINCE

REMARRIED, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY and WARRANT to THE GRANTEE(S):

STANLEY KOZLIK, A STANLEY KOZLIK, AND RAYMOND KOZLIK,

Ä.	SWELL MAN		, with an address of	
	4128	N AUSTIN	AVE CHICAGO IL 60634, AS	
	<u>tuint_</u>	temanits	in its entirety	

the described real estate situated in the County of CCOK in the State of Illinois, to wit:

LEGAL DESCRIPTION:

LOT 29 (EXCEPT THE SOUTH 20 FEET THEREOF) AND ALL OF 1 1/2T 30 IN BLOCK 2 IN UTITZ AND HEIMANN'S IRVING PARK BOULEVARD ADDITION, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 13 (EXCEPT THE EAST 40 ACRES) AND THAT PART OF WEST 1674.1 FEET LYING SOUTH OF ROAD OF THE SOUTHWEST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN:

13-19-113-066-0000

Property Address:

3813 N. Nora Avenue, Chicago, IL 60634

SUBJECT TO: Covenants, conditions and restrictions of record, building lines and easements, if any and general real estate taxes and/or assessments not yet due and payable at the time of Closing. To have and to hold said premises forever.

DOMA 120 N. LaSalle Street, Ste. 3350 Chicago, IL 60602

UNOFFICIAL COPY

Dated this 1 1 day of MAY, 2022.		
Louise Winheld-Cat Killy O'Shee Corney	anzars, by	
Killy O'Shee Corney	, as lower of	2 attorney
LOUISE WINKELS-CATANZARO)
BY KELLY C'SHEA CARNEY, AS	,	
POWER OF ATTORNEY		
STATE OF Pennsylvania		
) 3	!S.	
country of Lehigh)	0_	
I, the undersigned a Notary Public in a	and to said county in th	e state aforesaid, do hereby certify
that LOUISE WINKELS-CATANZA		
ATTORNEY, personally known to me		
the foregoing Warranty Deed, appeared		
signed, sealed and delivered the said in		
purposes therein set forth.	7	
		Commonwealth of Pennsylvania - Notary Sea
Given under my hand and seal this 17	day of MAY, 2022.	Joseph C. Vargo, Notary Public
1 0011		Lehigh County ₩y,mmisslon expires January 19, 2026
treph Vaigo		Commission number 1324589
NOTARY PUBLIC \cup		Member, Pennsylvania Association of Notaries
		V/sc.
This instrument prepared by:		
Praedium Law Group, LLC, 111 W. Ja	ickson Blvd, Suite 1700	, Chicago, IL 60604
Mail Recorded Document To:	Tax Bill To:	
STANLEY KOZLIK	1	COZLIK
3812 N NORA AVE	5 1 4	JARA AVE
(U1CACO 11 60634	CHICAGO	