

2232320 1 of 2
AFTER RECORDING, MAIL TO:

SATURN TITLE LLC
1030 W. HIGGINS RD.
SUITE 365
PARK RIDGE, IL 60068

WARRANTY D E E D
Corporation to Individual
(Tenancy by the Entirety)

UNOFFICIAL COPY

Doc#: 2215118028 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/31/2022 06:31 AM Pg: 1 of 2

Dec ID 20220501628256
ST/CO Stamp 0-926-449-744 ST Tax \$740.00 CO Tax \$370.00
City Stamp 1-463-320-656 City Tax: \$7,770.00

This agreement, made this 27th day of May, 2022, between **JP QUALITY CORP.**, a Domestic Corporation, of 3931 N. Panama Ave, Chicago, Illinois 60634 a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and

RONALD THOMAS YOKLEY
and **ROBYN CHRISTINE SUTTON**, husband and wife

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT unto the party of the second part, not as tenants in common, not as joint tenants but as **TENANTS BY THE ENTIRETY** forever, all the following described real estate, situated and described as follows, to wit

LOT 24 IN BLOCK 3 IN JOHN J. RUTHERFORD'S FOURTH ADDITION TO MONT CLARE, BEING A SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST FRACTIONAL 1/4 OF FRACTIONAL SECTION 24, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, SOUTH OF THE INDIAN BOUNDARY LINE, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3413 N. PACIFIC AVE, CHICAGO, IL 60634

PIN: 12-24-308-017-0000

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2021 and subsequent years.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: **TO HAVE AND TO HOLD** the said premises as above

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described, with the appurtenances, unto the party of the second part, their heirs and assigns not as tenants in common, not as tenants in common but as **TENANTS BY THE ENTIRETY** forever.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attest the day and year first above written.

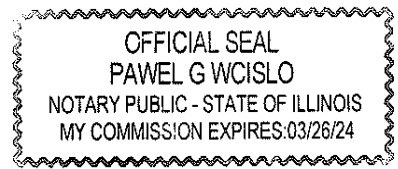
JP QUALITY CORPORATION

By: *Jacek Pedowski*
JACEK PEDOWSKI, Its President

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Jacek Pedowski, personally known to me to be the President of JP QUALITY, an Illinois Corporation**, and personally known to me to be the **PRESIDENT of said corporation**, and 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 severally acknowledged that as such President he signed, sealed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation as their free and voluntary act, and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27TH day of MAY, 2022



Commission expires 3/26, 2022,

NOTARY PUBLIC

This instrument prepared by :

MAIL TO:

RONALD T. YOKLEY
3413 N. PACIFIC AVE
CHICAGO, IL 60634

SEND SUBSEQUENT TAX BILLS TO:

RONALD T. YOKLEY
3413 N. PACIFIC AVE
CHICAGO, IL 60634