## **UNOFFICIAL COPY**

Doc#. 2215806130 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 06/07/2022 12:06 PM Pg: 1 of 2

Dec ID 20220501632817

ST/CO Stamp 0-890-388-560 ST Tax \$245.00 CO Tax \$122.50

FIDELITY NATIONAL TITLE 0 C 22010943

## WARRANTY DEED

Corporation to Individual

This agreement, made this 27th day of May, 2022. on ween GCIY Properties, LLC an Illinois Limited Liability Company 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 Marcial Gomez, Jr. A Supplement

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 Company, by these presents does REMISE, RELEASE, AND CONVEY AND WARRANT unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated and described as follows, to wit

LOT 3 IN MAHONEY ESTATE SUBDIVISION OF THE NORTH 3/4 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 37 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RIGHT OF WAY OF CHICAG') AND SOUTHERN RAILROAD COMPANY), IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3140 W. Whipple Drive, Merrionette Park, IL 60803

PIN: 24-24-310-003-0000

SUBJECT TO: 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; and general real estate taxes not due and payable at the time of Closing.

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, tide, 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 described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

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IN WITNESS WHEREOF, said party of the first part has caused its name to be signed the day and year first above written.

GCIY Properties, LLC

By: Ed J. Jarot, Jr, as power of attorney for

George Nikolopoulos, its managing member

STATE OF ILLING/S

COUNTY OF WILL

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, Ed J. Jarot, Jr. as power of attorney for George Nikolopoulos, personally known to me to be the managing member of GCIY Properties, LLC, an Illinois Limited Liability Company and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such representative, he/she signed this instrument as his/her free and voluntary act.

Commission expirés

OFFICIAL SEAL PATRICIA W RICHARAN NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:08/26/24 

This instrument prepared by: Castle Law, 2 N. 129th Infantry Drive, Joliet, IL 60435

MAIL TO:

Chicagoland Property Law

5521 N. Cumberland Ave.

Ste: 1120

Chicago, IL 60656

Grantees Address + SEND SUBSEQUENT TAX BILLS TO:

Marcial Gomez, Jr.

3140 W. Whipple Drive.

Merrionette Park, IL 60803

**REAL ESTATE TRANSFER TAX** 



