

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Isabel Scharon
3028 W Medill
Chicago, IL 60647



Doc# 2218917067 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/08/2022 03:08 PM PG: 1 OF 3

(The Above Space for Recorder's Use Only)

1 of 1 22-152628

THE GRANTOR Isabel Scharon, widow of Anibal Scharon and not since remarried, of 3028 W Medill, Chicago, IL 60647 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to TSE ENTERPRISE LLC, an Illinois Limited Liability Company, licensed to conduct business in Illinois, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

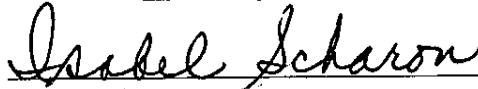
Permanent Index Number(s): 13361010200000


Property Address: 3028 W Medill, Chicago, IL 60647

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

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, Second Installment of 2021 and thereafter and payable at the time of Closing.



Dated this 26 day of JULY, 2022.


Isabel Scharon

REAL ESTATE TRANSFER TAX	08-Jul-2022
	
CHICAGO:	2,625.00
CTA:	1,050.00
TOTAL:	3,675.00 *

13-36-101-020-0000 | 20220701671838 | 0-809-223-248

* Total does not include any applicable penalty or interest due.

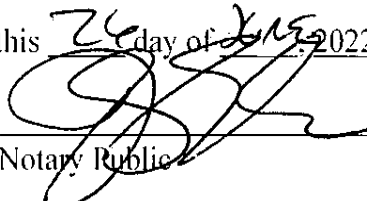
REAL ESTATE TRANSFER TAX	08-Jul-2022
 	
COUNTY:	175.00
ILLINOIS:	350.00
TOTAL:	525.00
13-36-101-020-0000 20220701671838 0-947-004-496	

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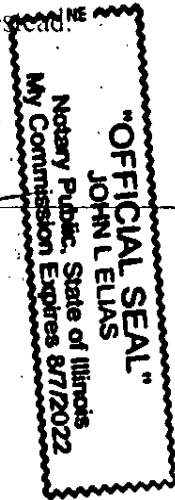
STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Isabel Scharon 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 acknowledged that they signed, sealed and delivered in the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 26 day of JUNE, 2022.



Notary Public



THIS INSTRUMENT PREPARED BY
John L. Elias
John L. Elias & Associates
2027 W. Division St, Suite 256
Chicago, IL 60622

MAIL TO:

Alexander Demchenko
120 N. LaSalle St. Ste. 950
Chicago, IL 60602

GRANTEE AND
SEND SUBSEQUENT TAX BILLS TO:

TSE ENTERPRISES LLC
3050 W. DEWOLF AVE
CHICAGO, IL 60659

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North American Title Insurance Company

Commitment Number: 22-152628-PTG

EXHIBIT A PROPERTY DESCRIPTION

The land referred to in this Commitment is described as follows:

LOT 17 IN BLOCK 2 IN BLANCHARD'S SUBDIVISION OF THAT PART OF THE NORTH 22 RODS OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING WEST OF MILWAUKEE AVENUE, IN COOK COUNTY, ILLINOIS.

P.I.N.:
13-36-101-020-0000

C.K.A.: 3028 W. Medill Ave, Chicago, IL 60647

Property of Cook County Clerk's Office