OFFICIAL CO

PREPARED BY:

Joseph A. LaZara 7246 W. Touhy Chicago, IL 60631

MAIL TAX BILL TO:

Wladyslaw Kowalczyk and Annette Kowalczyk 5915 S. Mobile Avenue

Chicago, IL 60638

MAIL RECORDED DEED TO:

Martin Ptasinski 8517 S. Archer Willow Springs, IL 60480 Doc#, 2223520152 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 08/23/2022 08:32 AM Pg: 1 of 7

Dec ID 20220701679708

ST/CO Stamp 0-441-953-360 ST Tax \$230.00 CO Tax \$115.00

City Stamp 0-246-049-872 City Tax: \$2,415.00

JOINT TENANCY WARRANTY DEED

Statutory (Illinois)

THE GRANTOR(S), Gloria Plezcher, a married woman, of the City of Memphis, State of Tennessee, Terrence Niemiec, a married man, of the City of Lemont, State of Illinois, Jonathan Plescher, single, never married, of the City of Los Angeles, State of California, James Niemiec, single, never married, of the City of Los Angeles, State of California, Christina Niemiec, single, never married, of the City of Lemont, State of Illinois and Nicholas Niemiec, a married man, of the City of Lemont, State of Illinois, as Heirs and Legatees of John Niemiec, deceased, for and in consideration (7) en Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to Władysław Kowalczyk and Annette Kowalczyk, of Chicago, Illinois, not as Tenants in Common but as Joint Tenants, all right, title, and interest in the following described real estate situated in the County of COOK, State of Illinois, to wit:

LOT 11 AND THE NORTH 1/2 OF LOT 12 IN BLOCK 17 1/2 FREDERICK H. BARTLETT'S GARFIELD RIDGE SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE WEST 1/2 OF SECTION 17, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF THE INDIANA HARBOR BELT RAILROAD (EXCEPT THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SAID SECTION 17) IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 19-17-302-020-0000

Property Address: 5915 S. Mobile Avenue, Chicago, IL 60638

Subject, however, to the general taxes for the year of 2022 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

TO HAVE AND TO HOLD said premises not in TENANCY IN COMMON but in JOINT TENANCY forever.

ATG FORM 4068 @ ATG (12/07)

FOR USE IN: ALL STATES Page 1 of 71

2223520152 Page: 2 of 7

Dated this 15 day of July, 2022	
STATE STATE OF TENNESSEE NCTACH PUBLIC COMMENT OF SHELD	Heir and Legatee of John Niemiec, deceased Storia Plescher Gloria Plescher
STATE OF TENNESSEE COUNTY OF She was a notary public in and for said County of the same personal county of the sa	anty, in the State aforesaid, DO HEREBY CERTIFY that Gloria on(s) whose purce(s) is/are subscribed to the foregoing instrument, wledged that ne/she/they signed, sealed and delivered the said he uses and purpose; therein set forth.
Given under my hand and notarial scal, this	Duttany Schilani Notary Public 20, 2023

2223520152 Page: 3 of 7

Dated this	day of July, 2022	
	D 000 00 00 00 00 00 00 00 00 00 00 00 0	Heir and Legatee of John Niemiec, deceased Terrence Niemiec
STATE OF	ILLINOIS (Q O K	15S
Niemiec, persor	d, a notary public in and f nally known to me to be the	for said County, in the State aforesaid, DO HEREBY CERTIFY that Terrence he same person(s) whose harde(s) is/are subscribed to the foregoing instrument, and acknowledged that he/she/they signed, sealed and delivered the said sary act, for the uses and purposes therein set forth.
Given u	nder my hand and notarial	seal, this 16 day of
Machinery Pt	GLAS D HEPPNER Official Seal Iblic - State of Illinois Ion Expires Nov 5, 2022	My commission expires: Notary Public Solution

UNOFFICIAL COPY

Dated this 15th day of July, 2022

Legatee of John Niemiec, deceased
() (luke
Jonathan Plescher
·

STATE OF CALIFORNIA SS COUNTY OF LOS Augeles

The undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jonathan Plescher, personally known to me to be the same person(\$) whose parte(\$) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes in erein set forth.

Given under my hand and notarial seal, this 15th day of 1 my 20 22

R. PLOTKINA COMM. 2303198 COMM.

UNOFFICIAL COPY

Dated this 15 th day of July, 2022

Legatee of John Niemiec, deceased

James Niemiec

STATE OF CALIFORNIA SS
COUNTY OF Los Angeles

The undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James Niemiec, personally known to me to be the same person(s) whose neme(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he ste/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes merein set forth.

Given under my hand and notarial seal, this 15th day of 20 22

JONATHAN PLESCHER

Notary Public - California

Los Angeles County

Commission # 2297313

My Comm. Expires Jul 18, 2023

My commission expires: July 18, 2023

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Dated this	<u>o</u> day of July, 2022				
	A _C	Legatee of John Niemiec, deceased			
	000	Christina Niamice			
		Christina Niemiec			
	DOOD ON	C _{OO}			
STATE OF	ILLINOIS				
COUNTY OF_	cook) S&			
The undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Christina Niemiec, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/sh./they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth. Given under my hand and notarial seal, this day of July 20 22					
Civett	attest try mand and notes in				
Note My Cor	DOUGLAS D HEPPNER Official Seal ary Public - State of Illinois nmission Expires Nov 5, 2022	My commission expires: 1 - 5 · 2			
#					

2223520152 Page: 7 of 7

Dated this 15th day of Ju	uly, 2022	•	
	<u> 7</u>	Legatee of John Ni Ucholas Niev	nuc
	STON COOL	Nicholas f	Niemiec
STATE OF ILI	LINOIS		
Niemiec, personally known to appeared before me this day instrument as his/her/their free	olic in and for said County, in the me to be the same person(s) who in person and acknowledged and voluntary act, for the uses a	ose name(s) is/are subscrib that he/sha/they signed,	sealed and delivered the said
Given under my hand a		day of July Notary P	20 22 Ve as ublic
	iviy comm	GONZAL Off Notary Publi	O VILLASENOR icial Seal c - State of Illinois Expires Feb 14, 2024