## **UNOFFICIAL COPY**

Doc#. 2223755010 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 08/25/2022 09:57 AM Pg: 1 of 3

### WARRANTY DEED ILLINOIS STATUTORY

Dec ID 20220701671869 ST/CO Stamp 0-227-627-600 ST Tax \$275.00 CO Tax \$137.50

THE GRANTORS (NAME AND ADDR

Judith Ann Sands, as trustee of the My Mamma's Trust dated June 16, 2017

(The Above Space for Recorder's Use Only)

THE GRANTOR Judith Ann Sands, as trustee of the My Mamma's Trust dated June 16, 2017, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, (ONVEY AND WARRANT to Wojciech Kopec, A Single Man, in fee simple fore ver, 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): 28-30-109-026-0000

TODO PAL

28-30-109-024-0000 (partial)

Property Address: 16902 Sayre Ave, Tinley Park, IL 60477

Hereby releasing and waiving all rights under and by virtue of the Homes ead 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 and payable at the time of Closing.

TQ000/541/2 Old Republic Title 9601 Southwest Highway Oak Lawn, IL 60453

## **UNOFFICIAL COPY**

Dated this  $\frac{676}{}$  day of  $\frac{501y}{}$ ,  $\frac{2022}{}$ .

Judith Ann Sands, as trustee of the My Mamma's Trust dated June 16, 2017

STATE OF IL )
COUNTY OF LOOK )
SS,

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Judith Ann Sands, as trustee of the My Mamma's Trust dated June 16, 2017 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 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 Uth

- Griss

<u>2022.</u>

JULIA BRYJA Official Seal Notary Public - State of Illinois My Commission Expires Aug 13, 2025

THIS INSTRUMENT PREPARED BY Nicholas W. Ktenas Ktenas Law LLC 10750 W. 143rd St., Suite 52 Orland Park, IL 60462

· MAIL-TO-

MALTO: E SEND SUBSEQUENT TAX BILLS TO:

Wojciech Kopec 16902 Sayre Ave Tinley Park, IL 60477

2223755010 Page: 3 of 3

# **UNOFFICIAL COPY**

#### LEGAL DESCRIPTION

THE SOUTH 1/2 OF THE EAST 1/2 OF LOT 1 IN BLOCK 9 IN ELMORE'S OAK PARK AVENUE ESTATES, BEING A SUBDIVISION OF THE NORTHWEST FRACTIONAL 1/4 OF SECTION 30, SHIP.
PART OF
JRDED APRIL.

idress commonly known as:
6902 Say e Ave
Finley Park, IL 50477

PIN#: 28-30-109-626-0000/...
28-30-109-024-0000 (partial) TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THAT PART OF DRAINAGE DITCH CONVEYED BY DOCUMENT 377150) AS PER PLAT