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Doc#: 2225806271 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/15/2022 11:34 AM Pg: 1 of 3

WARRANTY DEED

AFTER RECORDING MAIL TO:

Francesca Vitale
8281 Archer Ave. Unit 102
Willow Springs, IL 60480

Dec ID 20220901635014
ST/CO Stamp 0-997-328-464 ST Tax \$169.00 CO Tax \$84.50

(Reserved for Recorders Use Only)

MAIL REAL ESTATE TAX BILL TO:

Francesca Vitale
8281 Archer Ave., Unit 102
Willow Springs, IL 60480

THE GRANTORS: Tony J. Foussas, a single person, and Helen Alonso, a married woman, of **8281 Archer Ave., Unit 102, Willow Springs, IL 60480**, for and in consideration of TEN AND 00/100THS (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEY AND WARRANT to **Francesca Vitale**, a single person, of **8370 Archer Ave., #2, Willow Springs, IL 60480**, to have and to hold, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Commonly known as: **8281 Archer Ave., Unit 102, Willow Springs, IL 60480**
PIN: **18-33-404-026-1002**

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

SUBJECT TO: (a) General real estate taxes not due and payable at the time of closing; (b) Special Assessments confirmed after Contract date; (c) Building, building line and use or occupancy restrictions, conditions and covenants of record; (d) Zoning laws and Ordinances; (e) Easements for public utilities; (f) Drainage ditches, feeders, laterals and drain tile, pipe or other conduit.

* This is not homestead property for Helen Alonso or her spouse *

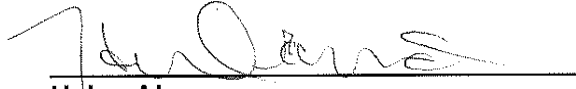
CT 22GNW32015 INP

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DATED this 12 day of Sept., 2022.



 Tony J. Toussas



 Helen Alonso

STATE OF Ill)
) SS
 COUNTY OF Kendall)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **Tony J. Toussas and Helen Alonso**, 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 individually acknowledged that they signed and delivered the said 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 official seal this 12 day of Sept., 2022.



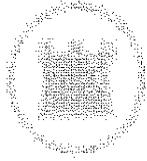
 Notary Public

NAME AND ADDRESS OF PREPARER:

Collander Law Offices
 Attorney at Law
 608 S. Washington St., Suite 307
 Naperville, IL 60540

"OFFICIAL SEAL"
 KRISTIN LARDI
 NOTARY PUBLIC, STATE OF ILLINOIS
 MY COMMISSION EXPIRES 1/7/2025

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 22GNW320151NP

For APN/Parcel ID(s): 18-33-404-026-1002

UNIT NUMBER 102 AS DELINEATED ON SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE (HEREINAFTER REFERRED TO AS "PARCEL"): LOT 3 IN SOUTH ARCHER ROAD ADDITION TO WILLOW SPRINGS BEING A RESUBDIVISION OF ALL OF LOT 8 AND ALL OF LOT 9 (EXCEPT THE SOUTHWESTERLY 10 FEET THEREOF) IN BLOCK 22 IN MOUNT FOREST, BEING A SUBDIVISION OF THE SOUTH EAST 1/4, TOGETHER WITH THAT PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 AND THE NORTHEAST 1/4 (WEST OF LAND OF JOSEPH ABBITT) AND THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CHICAGO, ALTON AND ST. LOUIS RAILROAD, ACCORDING TO THE PLAT OF SAID SOUTH ARCHER ROAD ADDITION TO WILLOW SPRINGS, REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS, ON APRIL 27, 1964 AS DOCUMENT 2146620, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO DECLARATION OF CONDOMINIUM OWNERSHIP MADE BY GRUNWALD SAVINGS AND LOAN ASSOCIATION, AN ILLINOIS CORPORATION, REGISTERED IN THE OFFICE OF THE REGISTRAR OF TITLES, COOK COUNTY, ILLINOIS, AS DOCUMENT 2898528, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN SAID PARCEL (EXCEPTING FROM SAID PARCEL ALL THE PROPERTY AND SPACE COMPRISING ALL THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY.)

Clerk's Office