

UNOFFICIAL COPY

Doc# 2226541096 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/22/2022 11:28 AM Pg: 1 of 3

Dec ID 20220801622742
ST/CO Stamp 0-243-276-368 ST Tax \$146.00 CO Tax \$73.00

PT22-85830 1/2

WARRANTY DEED

This document was prepared by:

Jeffrey M. Galkin
Levin Ginsburg
180 N. LaSalle Street, Suite 3200
Chicago, IL 60601

Send subsequent tax bills to:

Shenelle A. Carey
14125 Calumet Avenue
Dolton, IL 60419

(The Above Space for Recorders Use Only)

THE GRANTOR, **BMK PROPERTIES LLC - 14125 CALUMET AVENUE**, an Illinois limited liability company, for and in consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEE, **SHENELLE A. CAREY**, an unmarried woman, the following described real estate, situated in the Village of Dolton, County of Cook, and the State of Illinois, known and described as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION

PERMANENT INDEX NUMBER: 29-03-112-027-0000

COMMONLY KNOWN AS: 14125 Calumet Avenue, Dolton, IL 60419

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion or reversions, remainder or remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor(s), either in law or equity, in and to the above-described premises, with the hereditaments and appurtenances, subject only to: (i) covenants, conditions, and restrictions of record; (ii) public and utility easements; (iii) acts done by or suffered through Grantee; (iv) all special governmental taxes or assessments confirmed and unconfirmed; (v) general taxes for 2022 second installment and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s).

This is not homestead property.

DATED this 25th day of August, 2022.

[SIGNATURE PAGE TO FOLLOW]

PROPER TITLE, LLC

UNOFFICIAL COPY

EXHIBIT "A"

LEGAL DESCRIPTION

LOT 58 IN BLOCK 1 IN TENINGA AND COMPANY'S FOURTH IVANHOE MANOR, BEING A SUBDIVISION OF THE SOUTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 3, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 29-03-112-027-0000

COMMONLY KNOWN AS: 14125 Calumet Avenue, Dolton, IL 60419

Property of Cook County Clerk's Office