

UNOFFICIAL COPY

Doc#: 2227033185 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/27/2022 02:17 PM Pg: 1 of 2

SPECIAL WARRANTY DEED

Dec ID 20220801612152
ST/CO Stamp 1-310-946-896 ST Tax \$320.00 CO Tax \$160.00

FIRST AMERICAN TITLE
FILE # AF1027355

THE GRANTOR, **RedfinNow Borrower LLC**, a limited liability company created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration, in hand paid, GRANTS, BARGAINS, CONVEYS, AND SELLS to THE GRANTEE(S): **Tennie Ross**, of 6735 N. Artesian #1 Chicago, IL, Single woman, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 13 IN BLOCK 4 IN SOUTH ADDITION TO HARLEM, A SUBDIVISION OF THE EAST HALF OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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Permanent Real Estate Index Number(s): 15-13-415-026-0000

Address(es) of Real Estate: 927 Harlem Avenue, Forest Park, IL 60130

GRANTOR, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under the GRANTOR, but not otherwise, subject to: Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; homeowners or condominium association declaration and bylaws, if any; and general real estate taxes not yet due and payable at the time of Closing

VILLAGE OF
FOREST PARK
PROPERTY COMPLIANCE

No.

9619

8/16/22 *gr*
Approved/Date

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Dated this 10th day of August, 20 22

RedfinNow Borrower LLC, a Delaware limited liability company

Liz Palomar aka Elizabeth Palomar
Liz Palomar (a.k.a. Elizabeth Palomar), Asset Manager
of RedfinNow Borrower LLC



STATE OF IL, COUNTY OF Cook ss.

I the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Liz Palomar (a.k.a. Elizabeth Palomar), not individually, but as Asset Manager of RedfinNow Borrower LLC, personally known to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of reinstatement.

Given under my hand and official seal, this 10th day of August, 20 22

Claudia Petropoulos (Notary Public)
Notary Public

Prepared by:
Richard A. Duffin
Duffin & Dore, LLC
1900 Ravinia Place
Orland Park, IL 60462

Mail to:
Tennie Ross
927 Harlem Ave
Forest Park, IL 60130

Name and Address of Taxpayer:
Tennie Ross
927 Harlem Ave
Forest Park, IL 60130