

# UNOFFICIAL COPY

Doc#: 2229713415 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 10/24/2022 04:07 PM Pg: 1 of 2

## SPECIAL WARRANTY DEED

Dec ID 20221001672180  
ST/CO Stamp 0-379-244-880 ST Tax \$205.00 CO Tax \$102.50

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): **Impact Capital LLC**, an Illinois limited liability company, of 221 Copper Mountain Dr., Gilberts, IL 60136, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

THE VACATED ALLEY RUNNING ADJACENT AND PARALLEL TO THE SOUTH LOT LINE OF LOT TWENTY-ONE (21) AND ALL OF LOT TWENTY-ONE (21) IN BLOCK FOUR (4), IN JOHNSON AND WEBER'S PALATINE RIDGE, IN THE EAST HALF (1/2) OF THE SOUTHWEST QUARTER (1/4) OF SECTION 14, TOWNSHIP 42 NORTH, RANGE 10, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 29, 1926, AS DOCUMENT NUMBER 9257784.

Permanent Real Estate Index Number(s): 02-14-305-015-0000

Address(es) of Real Estate: 249 N. Oak Street, Palatine, IL 60067

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

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Dated this 14<sup>th</sup> day of October, 20 22.

RedfinNow Borrower LLC, a Delaware limited liability company

x Elizabeth Palomar  
**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 **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 homestead.

Given under my hand and official seal, this 14<sup>th</sup> day of October, 20 22.

Claudia Petropoulos (Notary Public)  
Notary Public

Prepared by:  
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Name and Address of Taxpayer:  
Impact Capital LLC  
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