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Doc#. 2230412044 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 10/31/2022 11:25 AM Pg: 1 of 3

Dec ID 20221001665089

ST/CO Stamp 0-905-382-224 ST Tax \$182.50 CO Tax \$91.25

WARRANTY DEED ILLINOIS STATUTORY Individual to Individual

THE GRANTOR, Patrick O'Brien and Mary O'Brien, husband and wife, of the City of Oak Park, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Divices, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Chandler K. Ledray all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

SUBJECT TO: Covenants, conditions and restrictions of record and building lines and easements, if any; and general real estate taxes not yet due and payable at the time of Closing.

Hereby releasing and waiving all rights under and by virtue of the Homes and Face option Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

Permanent Real Estate Index Number(s): 16-07-116-018-1003 Address(es) of Real Estate: 225 N. Grove Avenue, Unit 2, Oak Park, IL 60302

7th Clark's Office Dated this

Warranty Deed Page 1 of 2

120 N. LaSaife Street, Ste. 3350 Chicago, IL 60602

UNOFFICIAL COPY

ick O'Brien TEOF PL COUNTY OF I, the undersigned, a Notary Public in and for said County, in the State aforesaid, Crien, personally known to the to be the same person whose name is subscribed to the for day in person, and acknowle god that they signed, scaled and delivered the said instrums and purposes therein set for in including the release and waiver of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee and waiver of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee sunder my hand and official sent this 1942 day of Supplement of the right of homestee and waiver of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under this 1942 day of Supplement of the right of homestee en under this 1942 day of Supplement of the right of homestee en under this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homestee en under my hand and official sent this 1942 day of Supplement of the right of homeste			
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Real Estate Transfer Tax

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15826-22-65361-IL

Property Address: 225 N Grove Ave, Unit 2, Oak Park, IL 60302

Parcel ID: 16-07-116-018-1003

UNIT 225-2 IN VILLA GROVE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE SOUTH 53 FEET OF THE NORTH 78 FEET OF THE EAST 1/2 OF THE WEST 341.2 FEET OF LOT 12 IN BLOCK 1 IN KETTLESTRING'S ADDITION TO HARLEM, BEING A SUBDIVISION OF THE NORTH PART OF THE NORTHWEST 1/4 OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM TAZI, TREST.

COOK COUNTY CLORES OFFICE RECORDED MARCH 21, 2000 AS DOCUMENT NUMBER 00197841 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS