

UNOFFICIAL COPY

ILLINOIS SPECIAL WARRANTY DEED
LIMITED LIABILITY COMPANY TO
INDIVIDUAL

Doc#: 2230610044 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/02/2022 03:43 PM Pg: 1 of 4

410733816 mvr
GIT 11

Dec ID 20221001672376
ST/CO Stamp 0-413-968-720 ST Tax \$105.00 CO Tax \$52.50

RETURN TO:

Mr. Hugo A. Ortiz
4440 S. Ashland Avenue
Chicago, Illinois 60609

SEND SUBSEQUENT TAX BILLS TO:

Misael Farias

29919 S Centon Rd
Frankfort, IL 60423
Grantees Address

RECORDER'S STAMP

This Special Warranty Deed is made by Old Line 22, LLC, a Florida limited liability company, hereinafter referred to as "Grantor", whose address is 1000 Riverside Avenue, Ste. 400, Jacksonville, Florida 32204 to Misael Farias, of the village of Frankfort, County of Will, State of Illinois, hereinafter referred to as "Grantee." Grantor, for and in consideration of Ten Dollars and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby conveys to Grantee the following described real property in Cook County, Illinois:

See Attached for Legal Description

A single person

Subject to valid easements, restrictions of record, governmental regulations and real property taxes for the current year.

Grantor hereby covenants with Grantee that the property is free of all encumbrances made by Grantor and that Grantor does hereby warrant and defend the title to the property against all lawful claims of all persons claiming by, through or under Grantor, but not otherwise.

Permanent Tax Identification No. (s): 31-33-301-003-0000

Property Address: 5412 West Steger Road, Monee, Illinois 60449

Dated this 24th day of October, 2022.

SEAL

SEAL

Old Line 22, LLC By: John Gardner, MANAGER

SEAL

SEAL

NOTE: PLEASE TYPE OF PRINT NAME BELOW ALL SIGNATURES

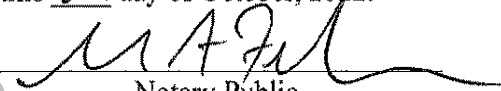
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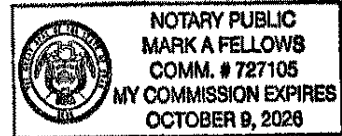
State of UTAH)
Salt Lake County) SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY** that **John Gardner** personally known to me to be the same persons whose names subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed, sealed 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 Notarial seal,

this 24 day of October, 2022.


Notary Public



Impress seal here

REAL ESTATE TRANSFER TAX		02-Nov-2022
COUNTY:		52.50
ILLINOIS:		105.00
TOTAL:		157.50

31-33-301-003-0000 | 2022 001672376 | 0-4 3-968-720

AFFIX TRANSFER STAMPS ABOVE

OR

This transaction is exempt from the provisions of the Real Estate Transfer Tax Act under Paragraph _____, Section 4 of said act.

_____, Date: _____, 19_____
Buyer, Seller or Representative

This instrument prepared by: **James E. Fluri**
209 W. Madison Street
Waukegan, Illinois 60085

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EXHIBIT "A"

THAT PART BEGINNING AT A POINT IN THE SOUTH LINE OF SECTION 33, 627 FEET WEST OF THE SOUTHEAST CORNER OF THE SOUTHWEST 1/4 OF SAID SECTION THENCE NORTH AT RIGHT ANGLES TO SAID SOUTH LINE 250 FEET, THENCE EAST PARALLEL TO SAID SOUTH LINE 200 FEET THENCE SOUTH 250 FEET TO A POINT 427 FEET WEST OF THE SOUTHEAST CORNER OF AFORESAID SOUTHWEST 1/4 THENCE WEST ALONG THE SOUTH LINE OF SECTION 33, 200 FEET TO THE PLACE OF BEGINNING OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 33, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property address: 5412 West Steger Road, Monee, IL 60449
Tax Number: 31-33-301-003-0000

Property of Cook County Clerk's Office

