UNOFFICIAL COPY

Fidelity National Title OC22028865

Doc#. 2236155227 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 12/27/2022 03:06 PM Pg: 1 of 3

Dec ID 20221201614197

ST/CO Stamp 0-840-015-184 ST Tax \$390.00 CO Tax \$195.00

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Suzanne R. Collins, trustee, and the successors in trust under the Suzanne R Collins' Trust dated May 16, 2016, as amended and/or restated from time to time. 13255 Dunmurry Drive Orland Park, IL 60462

(The Above Space for Recorder's Use Only)

THE GRANTOR Suzanne R. Collins, trustee, and the successors in trust under the Suzanne R. Collins Trust dated May 16, 2016, as amended and/or restated from time to time, of 13255 Dunmurry Drive, Orland Park, IL 60462 for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand poid, CONVEYS AND WARRANTS to Daniel Carmody and Teresa Carmody, a married couple, of 9207 W. 142nd Street, Orland Park, IL 60462, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Permanent Index Number(s): 27-03-216-026-0000

Property Address: 13832 Timber Trails Prive, Orland Park, IL 60462

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Dated this 1219 day of December, 2022.

UNOFFICIAL COPY

Suganne R. Callins

Suzanne R. Collins, trustee under the Suzanne R. Collins Trust dated May 16, 2016, as amended and/or restated from time to time

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Jotary Public in and for said County, in the State aforesaid, CERTIFY THAT Suzanne R. Colona, trustee, under the Suzanne R. Collins Trust dated May 16, 2016, as amended and/or restated from time to time personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, scaled and delivered in the 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.

Notara

Given under my hand and notarial seal unis 12th day of December, 2022.

JULIA BRYJA Official Seal Notary Public - State of Illinois Ay Commission Expires Aug 13, 2025

19-Dec-2022





COUNTY: ILLINOIS: TOTAL: 20221 20161 1197 | 0-840-015-184

390.00 585.00

195.00

THIS INSTRUMENT PREPARED BY Nicholas W. Ktenas

Ktenas Law LLC 10750 W. 143rd St., Suite 52 Orland Park, IL 60462

MAIL TO:

Daniel Carmody 13832 Timber Trails Drive Orland Park, IL 60462

SEND SUBSEQUENT TAX BILLS TO:

Daniel Carmody 13832 Timber Trails Drive Orland Park, IL 60462

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

LOT 62 IN ORLAND ON THE GREEN UNIT NO. 3, BEING A SUBDIVISION OF THE EAST 1/2 OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 3 AND THE WEST 1/2 OF THE EAST 1/2 OF SAID NORTH EAST 1/4 OF SECTION 3, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE VILLAGE OF ORLAND PARK, IN COOK COUNTY, ILLINOIS.

PAR.

Property of Cook County Clark's Office