

# UNOFFICIAL COPY

Doc#. 2300445225 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 01/04/2023 12:52 PM Pg: 1 of 2

## WARRANTY DEED (ILLINOIS)

Dec ID 20221001657175

ST/CO Stamp 1-453-400-400 ST Tax \$199.00 CO Tax \$99.50

The **GRANTOR, FERNANDO CASEM**, a single person of 9139 Marion, Morton Grove, IL, for and in consideration of TEN AND NO/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to

**KENDALL PARTNERS, LTD., an Illinois Limited Company**, of 129 Commercial Drive, Unit 7, Yorkville, IL 60560, the following described Real Estate, situated in the County of Kendall, in the State of Illinois, to-wit:

LOTS 10 AND 11 IN BLOCK 7 IN GOLF VIEW GARDENS, BEING A SUBDIVISION IN THE WEST HALF OF SECTION 18, TOWNSHIP 41 NORTH, RANGE 13, EAST THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED FEBRUARY 10, 1927 IN BOOK 242 OF PLATS, PAGE 16 AS DOCUMENT 9547835 IN 1 COOK COUNTY, ILLINOIS.

Permanent Index Number (PIN): 10-18-103-037-0000

Address of Real Estate: 7104 Church Street, Morton Grove, IL 60053

**TO HAVE AND TO HOLD said premises FOREVER.**

**SUBJECT TO:** General real estate taxes for the year 2021 and subsequent years; special assessments, if any; building, building line, and use or occupancy restrictions, conditions and covenants of record; zoning laws and ordinances; easements for public utilities; rights of way for drainage ditches, feeders, laterals and drain tile, pipe or other conduit, if any; rights of the public, the State of Illinois, County of Kendall, and the municipality in and to that part of the land taken or used for road purposes, if any.

10f1

CT-22 GSC 774 AWJ

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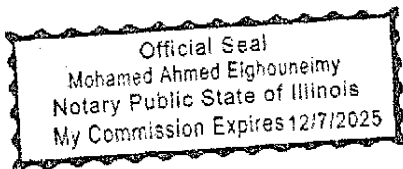
DATED this 4 day of October, 2022.

Fernando T. Casem  
FERNANDO CASEM

STATE OF Illinois )  
 )  
COUNTY OF Cook ) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **FERNANDO CASEM**, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 04 day of October, 2022.



[Signature]  
NOTARY PUBLIC

## VILLAGE OF MORTON GROVE REAL ESTATE TRANSFER STAMP

NO. 09373 AMOUNT \$ 597.00 DATE 10/14/22  
ADDRESS 7104 Church St.  
(VOID IF DIFFERENT FROM DEED)  
BY [Signature]

**PREPARED BY:**

Linda M. Salfisberg  
KRENTZ, SALFISBERG & SWANSON HAGGARD, P.C.  
100 W. Main Street  
Plano, IL 60545

**AFTER RECORDATION MAIL TO:**

Kendall Partners, Ltd  
129 Commercial Dr. Unit 7  
Yorkville, IL 60560

**SEND SUBSEQUENT TAX BILLS TO:**

Kendall Partners, Ltd.  
129 Commercial Drive, Unit 7  
Yorkville, IL 60560