

UNOFFICIAL COPY

Warranty Deed
File No. 1024871

Doc#: 2300433159 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/04/2023 11:26 AM Pg: 1 of 3

Dec ID 20221101693898
ST/CO Stamp 1-065-084-240 ST Tax \$139.00 CO Tax \$69.50

UTS-1024871

THE GRANTOR, 1ST MIDWEST FINANCIAL, INC., an Illinois corporation, of 30W121 Estes Street, Naperville, Illinois 60563 for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to Armand Ruiz Gabernet, a single man of 25 Oak St. Larkspur, CA 94939 all interest in the following described Real Estate situated in the County of Cook, in the State of IL, 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, 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.

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

Permanent Index Number(s): 29-10-221-004-0000
Address(es) of Real Estate: 14801 Oak Street, Dolton, Illinois 60419

Dated this 17th day of November 2022



1st Midwest Financial, Inc., Kendall Murphy
By: Rachel Irwin, authorized agent

STATE OF ILLINOIS)
ss)
COUNTY OF DUPAGE)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Rachel Irwin, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

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Given under my hand and official seal this 17th day of November 2022

Iwona Chojnacki
Notary Public





Prepared by:
Rachel Irwin
904 S. Roselle Road, #267
Schaumburg, Illinois 60193

Mail Recorded Deed and Subsequent Tax Bills to:
Armand Ruiz Cabernet

VILLAGE OF DOLTON
 WATER / REAL PROPERTY TRANSFER TAX No. 25622
 ADDRESS 14801 Oak St.
 ISSUE 11/22/22 EXPIRED 10/22/23
 AMT 50.00
 TYPE Warranty deed SSAiden
 VILLAGE COMPTROLLER

Exhibit "A" - Legal Description

LOT 4 IN BLOCK 8 IN CALUMET SIBLEY CENTER ADDITION, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 10, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER TAX		29-Nov-2022
	COUNTY:	69.50
	ILLINOIS:	139.00
	TOTAL:	208.50
22-10-221-004-0000		{ 20221101693898 1-065-084-240

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LOT 4 IN BLOCK 8 IN CALUMET SIBLEY CENTER ADDITION, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 10, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Pin: 29-10-221-004-0000

Property of Cook County Clerk's Office