UNOFFICIAL COP WILLIAM A 2731 245095TN

Witnesseth: That the grantors, for and in consideration of the sum of \$10.00, receipt whereof is hereby acknowledges, grants, bargains, sells, aliens, remises, releases, conveys and confirms unto the grantee, all that certain land situated in Cook County, Illinois, viz:

Doc# 2301245005 Fee \$93.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/12/2023 09:53 AM PG: 1 OF 3

PARCEL 1: UNIT 406 TOGETHER WITH ITS UNDIVDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN CLOCKTOWER CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLAREATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NUMBER 09157186, AS AMENDED FROM TIME TO TIME, IN THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 12, TOWNSHIP 41 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL 2: NUMBERS S-22 AND S-23, AS LIMITED COMMON ELEMENTS AS DELINEATED ON A SURVEY ATTACHED TO DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED AS DOCUMENT NUMBER 09157186, AS AMENDED FROM TIME TO TIME.

Grantor(s) hereby warrant that property herein described is not new nor has it ever been homestead property nor contiguous thereto. Together with all of the tenements, hereditaments and appurtenances thereto belonging or in anywise appertaining. To Have and To Hold, the same in fee simple for ever. And the grantor hereby covenants with said grantee that the grantor is lawfully seized of said land in fee simple; that the grantor has good right and lawful authority to sell and convey said land; that the grantor hereby fully warrants the title to said land and will defend the same against lawful claims of all persons whomsoever; and that said land is free from all encumbrances, except, taxes accruing subsequent to December 31, 2021, easements, restrictions, and reservations of record.

Property Address: 10 S. Wille St., #406 Mt. Prospect, IL 60056

PIN:

08-12-101-025-1026

This property transfer exempt in accordance with the provisions of 35/ILCS 200/31-45 (e).

Robert Mondo, Esq. Attorney for Grantor

Date



| REAL ESTATE | TRANSFER | 10-Jan-2023 | | |
|--------------------|----------|-------------------|-------------|--|
| | | COUNTY: | 0.00 | |
| | (2 E) | ILLINOIS: | 0.00 | |
| | | TOTAL: | 0.00 | |
| 08-12-101-025-1026 | | 20221101699723 2- | 041-500-496 | |

1 of 2

UNOFFICIAL COPY

In Witness Whereof, the said grantors have signed and sealed these presents the day and year first above written.

Witness:

| Last lot | | |
|--|--|---|
| James V. Johnson, Co-trustee of t | he Johnson-Stevak Family Trust dated 3 | 3/2/2022, Grantor |
| Lisa MAgnels | | |
| Lisa M. Stevak, Co-trustee of the | Johnson-Stevak Family Trust dated 3/2 | 2/2022, Grantor |
| State of Illinois) ss. | ζ. | |
| County of Cook) | | |
| On this date | 20 2 - nersonally annears | ed before me, a notary public, James E |
| | e or who has satisfactorily proved to me | to be the signer of the above instrumen |
| and acknowledged that he/she exe | | to our biginer of this door of might differ |
| | QUIL | |
| My commission expires | Notary Public | |
| State of Illinois)) ss. County of Cook) | | OFFICIAL SEAL ROBERT J MONDO NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES: 12/21/2025 |
| On this date | 9, 20 2 2, personally appear | ed before me, a notary public, Lisa M |
| Stevak, personally known by me | or who has satisfactorily proved to me t | |
| and acknowledged that he/she exe | | 3,0 |
| 11/21/28 | QH-M | |
| My commission expires | Notary Public | · · · · · · · · · · · · · · · · · · · |
| | | OFFICIAL SEAL |
| Send Future Tax Bills to: | | ROBERT J MONDO |
| James E Johnson | | NOTARY PUBLIC, STATE OF ILLINOIS |

Document Prepared by: Robert Mondo, Esq. P.O. Box 72668 Roselle, IL 60172

630-215-3676

10 S. Wille St., #406 Mt. Prospect, IL 60056

> Send Filed Deed To: Robert Mondo P.O. Box 72668 Roselle, IL 60172

2301245005 Page: 3 of 3

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

| Dated | 11/29 | , 20_ _ 3 | <u>~</u> Signature: _ | ARL | J4 h | |
|--|----------|------------------|-----------------------|--------|---|--|
| Subscribed and sworm | | | • | | Grantor hnsum | |
| this <u>2, 9</u> day of | Varember | , 20 | <u>22</u> . | | OFFICIAL SEAL | |
| NOTARY PUBLIC | QIt | 74 | , | | ROBERT J MONDO NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES: 12/21/2025 | |
| The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a rand trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois. | | | | | | |
| Date | 1/29 | 20 22 | Signature: | for to | Grantee | |
| Subscribed and sworn to before me by the said | | | | | | |
| this <u>19</u> day of _ | Novamba- | ,2 H M | 2022. | | OFFICIAL SEAL ROBERT J MONDO TARY PUBLIC, STATE OF ILLINOIS COMMISSION EXPIRES: 12/21/2025 | |

NOTE: Any person who knowingly submits a false statement concerning the identity of grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)