

UNOFFICIAL COPY

LN22026870

WARRANTY DEED Statutory (Illinois)

Doc#: 2303455034 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/03/2023 10:15 AM Pg: 1 of 2

Mail to:

Latasha N. Lewis
7059 South Roberts Road
Bridgeview, IL 60455

Dec ID 20230101636183
ST/CO Stamp 0-122-677-072 ST Tax \$211.00 CO Tax \$105.50

Name & address of taxpayer:

Latasha N. Lewis
7059 South Roberts Road
Bridgeview, IL 60455

Landtrust Title Services Inc. Escrow: **LN22026870**

THE GRANTORS **JGL Investments, LLC**, an Illinois limited liability company, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, of the Village of **Bridgeview**, County of **Cook** and State of **Illinois**, for and in consideration of **TEN** and **NO/100ths** DOLLARS and other good and valuable considerations in hand paid.

CONVEY AND WARRANT to **Latasha N. Lewis**, a **Single Woman**, of 8648 Massasoit Avenue, Burbank IL 60459, to have and to hold, the following real estate, situated in the County of **Cook**, in the State of Illinois, to wit:

LOT 7 IN GILBERT AND WOLF'S BRIDGE VIEW GARDENS UNIT NO. 1 SUBDIVISION PART OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 9, 1949 AS DOCUMENT NO. 14548890, IN COOK COUNTY, ILLINOIS.

Subject to the real estate taxes not yet due or payable and subsequent years, covenants, conditions, restrictions and special assessments confirmed after the date of the contract, if any, easements of records, building lines, zoning and ordinances, public right of ways for roads and highways.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND HOLD said premises in fee simple forever.

Permanent index number(s): **18-24-305-009-0000**

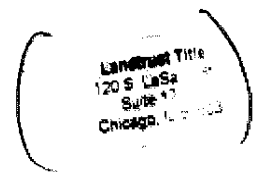
Property address: **7059 South Roberts Road, Bridgeview, IL 60455**

In Witness Whereof, said Grantor(s) has caused its name to be signed to these presents by its Designated Agent, this 19th day of January, 2023.

JGL Investments, LLC

Ryan Waite, as Designated Agent

By: **Ryan J. Waite, as Designated Agent**



REAL ESTATE TRANSFER TAX

02-Feb-2023



COUNTY: 105.50
ILLINOIS: 211.00
TOTAL: 316.50

18-24-305-009-0000

| 20230101636183 | 0-122-677-072

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State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State of aforesaid, DO HEREBY CERTIFY: **JGL Investments, LLC, by Ryan J. Waite, as Designated Agent**

personally known to me to be a Designated Agent of the company, and personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such Designated Agent, he signed and delivered the said instrument, pursuant to authority given by the Manager of said company, as his free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

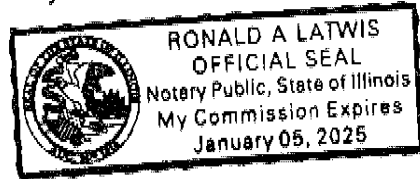
Given under my hand and official seal this 19th day of January, 2023.

Commission expires: 1/5/2025



Notary Public

Recorder's Office Box No.



NAME AND ADDRESS OF PREPARER:

Ryan Waite
The Waite Law Firm
633 Rogers St., Suite 103
Downers Grove, IL 60515

Property of Cook County Clerk's Office