

UNOFFICIAL COPY



WARRANTY DEED
ILLINOIS STATUTORY
(Individual to Limited Liability Company)

2022-236SD00010180P-LG

Doc#: 2308716003 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/28/2023 09:21 AM Pg: 1 of 2

Dec ID 20230301671714
ST/CO Stamp 0-701-606-096 ST Tax \$51.50 CO Tax \$25.75

(The Above Space for Recorder's Use Only)

THE GRANTOR(S): The Grantor(s), **ANGELO BARONE, DIVORCED NOT SINCE REMARRIED** of the City of Crown Point, County of Lake, State of Indiana, for and in consideration of **TEN AND 00/100 DOLLARS (\$10.00)**, and other good and valuable consideration, in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby, **CONVEYS and WARRANTS to CAMPOVENTURA, LLC** of 10639 Connemara Ct, Mokena, IL 60448, an Illinois Limited Liability Company, organized under the state laws of Illinois, hereinafter "Grantee", the following real estate, together with all improvements located thereon, lying in the County of Cook in the State of Illinois, to wit:

UNIT 17732-H, IN THE TINLEY PARK SOUTH CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: CERTAIN LOTS IN BLOCK 1 IN ELMORE'S HARLEM AVENUE ESTATES, BEING A SUBDIVISION IN THE WEST 1/2 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 25969117, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 28-31-103-026-1035

Address(es) of Real Estate: 17732 S Oak Park Ave, Unit H, Tinley Park, Illinois 60477

SUBJECT TO: to all easements, rights-of-way, protective covenants, and mineral reservations of record, if any. Covenants, conditions and restrictions of records, General taxes for the year 2022/2023 and subsequent years including taxes which may accrue be reason of new or additional improvements during the years 2022/2023.


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

TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's assigns forever, with all appurtenances thereunto belonging.

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GRANTOR does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby convent with GRANTEE that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

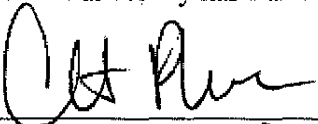
Dated this 24th day of MARCH 2023


_____(SEAL) _____(SEAL)
ANGELO BARONE

STATE OF ILLINOIS)
) SS
COUNTY OF WILL)

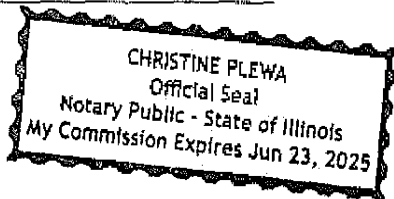
I, undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ANGELO BARONE is personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 24th day of MARCH 2023.



Notary Public

Commission expires: 06/23/2025



This instrument was prepared by Frank L. Vosholler 16362 Caraway Ct. Lockport, IL 60441

SEND SUBSEQUENT MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

Law Office of Theresa A Berkly
3077 W. Jefferson Street
Unit 207-1938 E Lincoln Hwy #214
Joliet, IL 60435 New Lenox IL 60451

CompoVentura, LLC
17732 S Oak Park Avenue
Unit H
Tinley Park, IL 60477