

UNOFFICIAL COPY

WARRANTY DEED Illinois Statutory

H85739

Mail to:

MICHAEL T. FRIGO

ERIN J. BURK

1316 N. LAWDALE

CHICAGO, IL 60651

Doc#. 2310406074 Fee: \$98.00

Karen A. Yarbrough

Cook County Clerk

Date: 04/14/2023 11:35 AM Pg: 1 of 3

Dec ID 20230301683239

ST/CO Stamp 0-400-963-792 ST Tax \$800.00 CO Tax \$400.00

City Stamp 1-941-321-936 City Tax: \$8,400.00

Name & Address of Taxpayer:

RECORDER'S STAMP

The GRANTOR(S): **1314 LAWDALE LLC**, of, 3238 N. Kilbourn, #2, Chicago, Illinois 60641, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND WARRANT(S) to GRANTEE(S) **MICHAEL T. FRIGO AND ERIN BURK**, as tenants by the entirety, of, J. Husband & Wife following described land in the County of **Cook**, State of **Illinois**; to wit:

4536 N. SHERIDAN RD, #201 CHICAGO, IL 60640

SEE ATTACHED LEGAL DESCRIPTION

Subject to: General real estate taxes not due and payable at the time of Closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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 said premises, forever.

Permanent Real Estate Index Number(s): **16-02-120-039-0000**

Property Address: **1316 N. LAWDALE AVENUE, CHICAGO, ILLINOIS 60651**

[SIGNATURE PAGE FOLLOWS]

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Dated: This 27 day of March, 2023

By

LESTER LIS, Member/Manager

STATE OF ILLINOIS
COUNTY OF COOK

}
}

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT, **LESTER LIS, Member/Manager of 1314 Lawndale LLC**, 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.

Given under my hand and notarial seal, this 27th day of March, 2023.

WITNESS my hand and official seal.

Signature

My Commission Expires: 1/28/26



PREPARED BY:

JAMES P. ANTONOPOULOS
ATTORNEY AT LAW
5519 N. CUMBERLAND AVE, #1009
CHICAGO, ILLINOIS 60656

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LOT 18 IN BLOCK 12 IN BEEBE'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4
(EXCEPT 5 ACRES IN THE NORTHEAST CORNER THEREOF) IN SECTION 2, TOWNSHIP 39
NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. 16-02-120-039-0000

C/K/A 1316 N LAWNSDALE AVENUE, CHICAGO, IL 60651

Property of Cook County Clerk's Office