

UNOFFICIAL COPY

LIMITED LIABILITY COMPANY WARRANTY DEED

Doc# 2310955102 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/19/2023 02:57 PM Pg: 1 of 3

Dec ID 20230401698828
ST/CO Stamp 0-263-769-296 ST Tax \$182.00 CO Tax \$91.00

MAIL TAX BILL TO:
Sabrenia Lucas and
17713 Dogwood Lane
Hazel Crest, Illinois 60429

1938393
11/2/2

MAIL RECORDED DEED TO:
Robert Reynolds
4001 W. 95th St.
Oak Lawn, Illinois 60453

THE GRANTOR, **SPRINGVIEW INVESTMENTS II IL II LLC**, a limited liability company created and existing under and by virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, with its principal office at 1448 East 26th Street, Brooklyn, New York 11210, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS to **SABRENIA LUCAS** a(n) Married Woman of 3906 Tower Dr Apt 409 Richton Park IL 60471, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

Permanent Index Number: 28-36-105-025-0000
Property Address: 17713 Dogwood Lane, Hazel Crest, Illinois 60429

STEWART TITLE
700 E. D'ohi Road, Suite 180
Naperville, IL 60563

Subject, however, to the general real estate taxes not due and payable at the time of Closing, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

REAL ESTATE TRANSFER TAX

19-Apr-2023



COUNTY:	91.00
ILLINOIS:	182.00
TOTAL:	273.00

28-36-105-025-0000

| 20230401698828 | 0-263-769-296

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In Witness whereof, said limited liability company has caused its name to be signed to these presents by its Authorized Member or Manager this 28 day of March, 2023.

SPRINGVIEW INVESTMENTS II IL II LLC

By: *Harold Willig*
HAROLD WILLIG, MANAGER

STATE OF NEW YORK)
) SS
COUNTY OF Kings)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that HAROLD WILLIG personally known to me to be Manager of **SPRINGVIEW INVESTMENTS II IL II LLC**, a Delaware Limited Liability Company, appeared before me this day in person, and severally acknowledged that as such Manager, they signed and delivered the said instrument pursuant to authority given by the Members of said Limited Liability Company as the free and voluntary act of the Manager, and as the free and voluntary act and deed of said Limited Liability Company, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 28th day of March, 2023.

Hannah Kalish
Notary Public



PREPARED BY:
Berardi and Associates, LLC
Attorney Mark Berardi
14919 Founders Crossing
Homer Glen, Illinois 60491

Notary Public's Office

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Exhibit "A" – Legal Description

LOT 231 IN FIRST ADDITION TO PACESETTER KNOLLCREST HARRY M. QUINN MEMORIAL SUBDIVISION OF PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office