

UNOFFICIAL COPY

Doc#: 2311606171 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 04/26/2023 03:14 PM Pg: 1 of 2

WARRANTY DEED

GIT 410750215
ILLINOIS STATUTORY

Dec ID 20230401699160
ST/CO Stamp 1-148-493-008 ST Tax \$450.00 CO Tax \$225.00

THIS INDENTURE WITNESSETH that the Grantor, MATTHEW A. KURAS, a single person, of the Village of Midlothian, County of Cook, for and in consideration of the sum of Ten and no/100 (\$10.00) Dollars, and other goods and valuable consideration, the receipt of which is hereby acknowledged, CONVEYS and WARRANTS to

ERIK ORWAR, a ^{married} single person, of Plainfield, Illinois the following described real estate, situated in the County of Cook, State of Illinois, to-wit:

Legal attached.

Subject to: General taxes for 2022 and subsequent years, building lines and building laws and ordinances; zoning laws and ordinances; public and private roads and highways; easements for public utilities; other covenants and restrictions of record;

commonly known as: 4900 W. 141st Street, Crestwood, IL 60418 PIN: 28-04-406-029-0000

situated in the County of Cook, State of Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois,

DATED this 20th day of April 2023.


Matthew A. Kuras

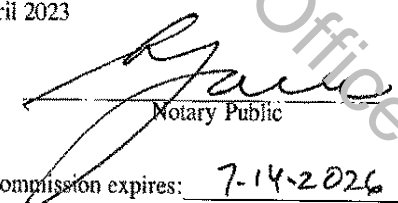
STATE OF ILLINOIS

COUNTY OF WILL

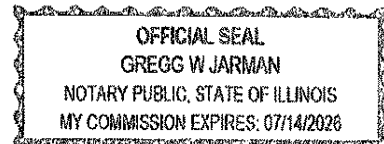
} SS:

I, Gregg W. Jarman the undersigned, a Notary Public in and for said County and State aforesaid, DOES HEREBY CERTIFY that MATTHEW A. KURAS, personally known to me to be the same person whose name is subscribed to the foregoing instrument, as having executed the same, appeared before me this date in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of right of homestead.

Given under my hand and notarial seal this 20th day of April 2023


Notary Public

Commission expires: 7-14-2026



INSTRUMENT PREPARED BY:
Gregg W. Jarman
Bettenhausen & Jarman, Ltd
21146 Washington Parkway
Frankfort, Illinois 60423
(815) 806-1212

RETURN THIS DOCUMENT TO:
Andrew Gosta Erik Orwar
Berardi and Associates, LLC 4900 W. 141st St.
280 Veterans Parkway
New Lenox, IL 60451 Crestwood, IL 60418



SEND SUBSEQUENT TAX BILLS TO:
Erik Orwar
4900 W. 141st Street
Crestwood, IL 60418

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EXHIBIT "A"

LOT 6 IN KURAS BUILDERS SUBDIVISION OF LOTS 46, 47 AND 48 IN FREDERICK H. BARTLETT'S CICERO AVENUE FARMS, BEING A SUBDIVISION OF THAT PART OF THE SOUTH EAST 1/4 LYING EAST OF DITCH AND SOUTH OF MAIN ROAD (EXCEPT THE SOUTH 33 FEET CONVEYED TO RAILROAD) IN SECTION 4, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED MAY 25, 2021 AS DOCUMENT NO. 2114519014, IN COOK COUNTY, ILLINOIS

Property address: 4900 W. 141st Street, Crestwood, IL 60445
Tax Number: 28-04-406-029-0000

REAL ESTATE TRANSFER TAX		24-Apr-2023
	COUNTY:	225.00
	ILLINOIS:	450.00
	TOTAL:	675.00
28-04-406-029-0000 20230401699160 1-148-453-000		

Property of Cook County Clerk's Office