

UNOFFICIAL COPY

Doc#: 2312213047 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/02/2023 10:32 AM Pg: 1 of 3

Warranty Deed (Individual to Individual) FEE SIMPLE

Dec ID 20230401601746
ST/CO Stamp 0-517-046-992 ST Tax \$284.00 CO Tax \$142.00

Above Space for Recorder's Use Only

NO 3-1367ES
OF 3528 HARRISON AVE BROOKFIELD IL 60513
THE GRANOR(s), SUSAN DEL PIZZO, divorced and not since remarried, ANTHONY DEL PIZZO, single never married and MICHAEL DEL PIZZO, single never married, of the Village of Brookfield, County of Cook, State of Illinois, for and in consideration in hand paid, CONVEY(s) and WARRANT(s) to TIMOTHY BAKER of 1254 W. ROYSTONE LAUREL ILL 53141, in fee simple, the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: (See Page 2 for legal Description), hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

SUBJECT TO: GENERAL real estate taxes not yet due and payable; covenants, conditions, restrictions of record, building lines and easements, if any, so long as they do not interfere with Purchaser's use and enjoyment of the property. To hold Forever in Fee Simple.

Permanent Real Estate Index Number(s): 15-34-303-015-0000
Address(es) of Real Estate: 3528 Harrison Avenue, Brookfield, Illinois 60513

The date of this deed of conveyance is 4/28, 2023.

Susan Del Pizzo (Seal)
SUSAN DEL PIZZO

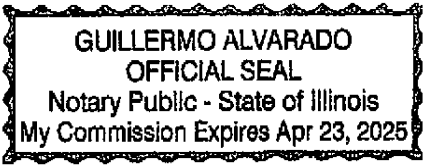
Anthony Del Pizzo (Seal)
ANTHONY DEL PIZZO

Michael Del Pizzo (Seal)
MICHAEL DEL PIZZO

State of Illinois, County of Cook, I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, SUSAN DEL PIZZO, ANTHONY DEL PIZZO and MICHAEL DEL PIZZO, is (are) 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 releases and waiver of the right of homestead.

(Impress Seal Here)
(My Commission Expires 4/23/2025)

Given under my hand and official seal



[Signature]
Notary Public

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LEGAL DESCRIPTION

Permanent Real Estate Index Number(s): 15-34-303-015-0000

Address(es) of Real Estate: 3528 Harrison Avenue, Brookfield, Illinois 60513

THE NORTH 1/2 OF LOT 4 IN BLOCK 5 IN PORTIA MANOR BEING FREDERICK H. BARTLETT'S SUBDIVISION IN THE SOUTHWEST 1/4 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, PLAT WHEREOF WAS RECORDED 2/6/1915 AS DOCUMENT 5573272, IN COOK COUNTY, ILLINOIS.

This instrument was prepared by:

Guillermo Alvarado, ESQ.
The Law Offices of Guillermo Alvarado, Ltd.
545 S. York Rd., Suite 100
Bensenville Illinois 60106

REAL ESTATE TRANSFER TAX

01-May-2023



COUNTY:	142.00
ILLINOIS:	284.00
TOTAL:	426.00

15-34-303-015-0000 | 20230401601746 | 0-517-C49-992

Send subsequent tax bills to:

Timothy Baker
3528 HARRISSON AVE
Brookfield, IL

Recorder-mail recorded documents to:

Timothy Baker
3528 HARRISSON AVE
Brookfield, IL

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423-1367
ES

Village of Brookfield

Municipal Debt Satisfaction Certificate

This certificate serves as confirmation of compliance with
Village of Brookfield Ordinance #2021-53

Property Address: 3528 HARRISON AVE

Name of Seller: MICHAEL, SUSAN, ANTH DEL PIZZO

Date of Issuance: 04/27/2023

Amount Paid: \$37.48

Certificate is valid for 30 days from date of issuance


Douglas E. Cooper, Finance Director