

# UNOFFICIAL COPY

## WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2312329053 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/03/2023 10:34 AM Pg: 1 of 2

Dec ID 20230301679610  
ST/CO Stamp 0-006-210-256 ST Tax \$210.00 CO Tax \$105.00

**THE GRANTOR, Mary Ann Serafini, married to Michael Serafini,** of 15534 Glen Wood Ct Homer Glen, IL 60491, County of , State of Illinois for and in consideration of TEN AND 00/100 DOLLARS and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to **THE GRANTEE, Tevin Baker and Acharia Nelson,** [Husband and Wife as Tenants by the Entirety, Tenants in Common, or Joint Tenants with Right of Survivorship [strike two], all interest in the following described Real Estate situated in the County of in the State of Illinois, to wit:

UNIT NUMBER 15700 1-S IN FIRST ADDITION TO ORLAND GOLF VIEW CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE: CERTAIN LOTS IN FIRST ADDITION TO ORLAND GOLF VIEW CONDOMINIUM SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 14, TOWNSHIP 36 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 27261332 AS AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** General Real estate taxes not due and payable at the time of closing covenants, conditions and restrictions of record and building lines and easements, if any provided, they do not interfere with the current use and enjoyment of the real estate. Said Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption or homesteads from sale on execution or otherwise.

Permanent Real Estate Index Number: 27 14 412 013 1038

Address of Real Estate: 15700 Foxbend Ct., Apt 1S, Orland Park, IL 60462-4908

Chicago Title  
236080019280P  
lot 2

**This is not Homestead Property to Mary Ann Serafini or Michael Serafini.**

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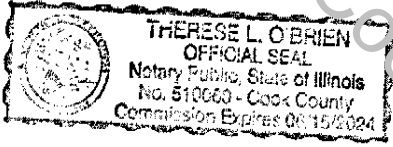
Dated this April 19, 2023.

Mary Ann Serafini  
Mary Ann Serafini

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Mary Ann Serafini, personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this April 19, 2023.



Therese L. O'Brien  
(Notary Public)

PREPARED BY:

Therese L. O'Brien, Esq.  
15255 S. 94th Ave, Ste. 500  
Orland Park IL 60462

MAIL RECORDED DEED TO:

Tevin Baker & Acharia Nelson  
15700 Foxland Ct., Apt 15  
Orland Park, IL 60462

SUBSEQUENT TAX BILLS TO:

Tevin Baker & Acharia Nelson  
15700 Foxland Ct., Apt 15  
Orland Park, IL 60462