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Doc# 2312810041 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/08/2023 10:20 AM Pg: 1 of 2

PREPARED BY:

Marc S. Lichtman, Attorney at Law
Lichtman Eisen Partners, Ltd.
134 North LaSalle Street, Suite 750
Chicago, Illinois 60602

Dec ID 20230501612332
ST/CO Stamp 0-150-561-488 ST Tax \$280.00 CO Tax \$140.00

MAIL TAX BILL TO:

Ramon L. Escarano Exposito
2534 Silver Creek Drive
Franklin Park, Illinois 60131

MAIL RECORDED FILED TO:

Ramon L. Escarano Exposito
2534 Silver Creek Drive
Franklin Park, Illinois 60131

**WARRANTY DEED - LIMITED LIABILITY COMPANY TO INDIVIDUAL
(Illinois)**

THE GRANTOR, Ridgeway Group, LLC an Illinois Limited Liability Company, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Sole Member and Manager of said Limited Liability Company, party of the first part, CONVEYS and WARRANTS to Ramon L. Escarano Exposito of 2534 Silver Creek Drive, Franklin Park, Illinois 60131, party of the second part, the following described Real Estate, situated in the County of Cook, in the State of Illinois, to wit:

** a married man*

Lot 25, in Block 3 in Westbrook Unit Number 8, being Mills and Sons Subdivision in the West 1/2 of the Southeast 1/4 of Section 28, Township 40 North, Range 12, East of the Third Principal Meridian, according to the Plat thereof recorded November 13, 1946 as Document 13938090, in Cook County, Illinois.

THIS IS NOT HOMESTEAD PROPERTY.

Permanent Tax Number: 12-28-416-046-0000,

Commonly known as: 2534 Silver Creek Drive, Franklin Park, IL 60131



This stamp processed pursuant to Section 7-10B-A of the Franklin Park Village Code governing review of documents.

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In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its Authorized Member or Manager this 3rd day of May, 2023.

RIDGEWAY GROUP, LLC, an Illinois Limited Liability Company

By C.V. Patel
CATHERINE V. PATEL, it's sole Member and Manager

STATE OF ILLINOIS

SS

COUNTY OF Cook

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that CATHERINE V. PATEL , personally known to me to be the sole Member and Manager of Ridgeway Group, LLC, an Illinois Limited Liability Company, and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that as such sole Member and Manager, she signed and delivered the said instrument pursuant to authority given by the Sole Member and Manager of said Limited Liability Company, as the free and voluntary act of the Sole Member and 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

3rd day of May, 2023

[Signature]
Notary Public

My commission expires: 8-2-2024

Exempt under the provisions of paragraph _____.

