

# UNOFFICIAL COPY

Doc#: 2312833001 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 05/08/2023 09:18 AM Pg: 1 of 2

Dec ID 20230401688193  
ST/CO Stamp 1-249-197-264 ST Tax \$599.50 CO Tax \$299.75

Old Republic Title  
9601 Southwest Highway  
Oak Lawn, IL 60453

23156904 11

## WARRANTY DEED Corporation to Individual

This agreement, made this 3rd day of April, 2023, by and between

**Kowal Builders Inc., (Grantor)** a corporation 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, party of the first part, and **Regina Holloway (Grantee)** party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT unto the party of the second part, and to her heirs and assigns, FOREVER, all the following described real estate, situated and described as follows, to wit

LOT 3 IN TOMNITZ FAMILY FIELD OF DREAMS RESUBDIVISION OF PART OF THE EAST HALF (1/2) OF THE SOUTHEAST QUARTER (1/4) OF SECTION 33, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN 8611 Laverne Ave, Burbank, IL 60459

AS:

PIN: 19-33-406-125-0000

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements, existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2022 and subsequent years.

### TO HAVE AND TO HOLD AS:

- Individual
- Tenants in Common
- Joint Tenants with Rights of Survivorship
- Husband and Wife, not as Joint Tenants and not as Tenants in Common, but as Tenants by the Entirety

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and

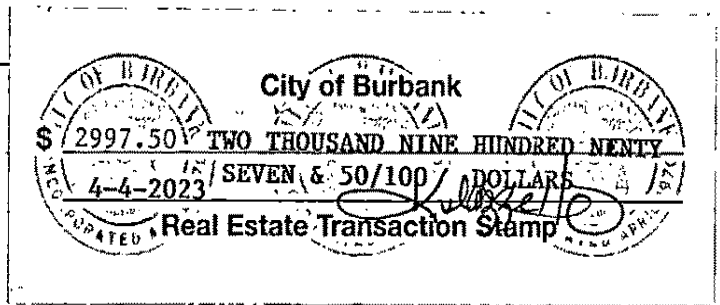
# UNOFFICIAL COPY

appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attest by its Secretary, the day and year first above written.

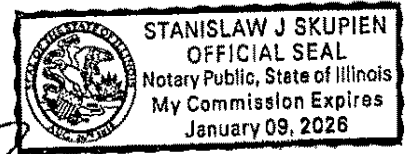
  
By Krzysztof Kowalkowski  
President of Kowal Builders INC.,

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF COOK )



I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Krzysztof Kowalkowski, personally known to me to be the President of Kowal Builders, Inc., an Illinois Corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person acknowledged that as such President he signed, sealed and delivered the said instrument, pursuant to authority, given by the Board of Directors of said corporation as his free and voluntary act, and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 3rd day of April, 2023.



Commission expires Jan 9, 2026

  
NOTARY PUBLIC

MAIL TO:

Lisa Saul Esq  
191 N. Wacker DR, Ste 3100  
Chicago, IL 60606

SEND SUBSEQUENT TAX BILLS TO:

Regina A. Holloway  
8111 La Vergne Ave  
Burbank, IL 60459

Prepared by:  
Stanislaw J. Skupien  
Law Office of Stanislaw J. Skupien, P.C.  
10550 S Roberts Road  
Palos Hills, IL 60465

REAL ESTATE TRANSFER TAX		20-ADP-2023	
COUNTY:	299.75	ILLINOIS:	599.50
TOTAL:	899.25		
19-33-406-125-0000	20230401688193	1-249-197-264	