

UNOFFICIAL COPY

Doc#. 2313128085 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/11/2023 10:21 AM Pg: 1 of 4

Dec ID 20230501612938
ST/CO Stamp 0-572-265-168 ST Tax \$216.50 CO Tax \$108.25

PP 107
Commitment Number: 22051881
Seller's Loan Number: 8004580327

This instrument prepared by: Courtney E. Dec, Esq., 8940 Main Street, Clarence, NY 14031,
866-333-3081.

After Recording Return To:

~~ServiceLink, LLC~~
~~4325 Cherrington Parkway~~ 1208 South Somerset Ln.
~~Coraopolis, PA 15108~~ Woodbridge, IL 60517

Mail Tax Statements To: JALEO DENZEL GIBBS and EDGAR A. VALLEJO: 722,
7215 PARK AVE APT 2, SUMMIT, IL 60501

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
18-12-405-034-0000

SPECIAL/LIMITED WARRANTY DEED

The grantor, PENNYMAC LOAN SERVICES, LLC, whose tax-mailing address is 3043 TOWNSGATE ROAD, STE. 200, WESTLAKE VILLAGE, CA 91361, for and in consideration of \$216,200.00 (Two Hundred Sixteen Thousand Two Hundred Dollars and Zero Cents), hereby grants, bargains, sells, and conveys to the grantee, JALEO DENZEL GIBBS and EDGAR A. VALLEJO, whose tax mailing address is 7215 PARK AVE APT 2, SUMMIT, IL 60501, all of the following described and the improvements thereon situated in the County of Cook, State of Illinois, legally described and known as follows:

* as joint tenants

LOT 6 IN BLOCK 2 IN PARK ACRES, BEING A SUBDIVISION OF PARTS OF BLOCKS 8, 9 AND 10 IN CHICAGO TITLE AND TRUST COMPANY'S 3RD ADDITION TO SUMMIT, BEING A SUBDIVISION IN THE SOUTHEAST 1/4 OF SECTION 12, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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Property Address is: 7221 PARK AVE, SUMMIT, IL 60501

Prior instrument reference: **Doc# 2303822022**

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Grantor will warrant and defend against all lawful claims of all persons claiming by, through or under grantor, and no others.

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Executed by the undersigned on March 16, 2023:

PENNYMAC LOAN SERVICES, LLC

By: [Signature]
Print Name: Alexander Espino
Title: Asst. Vice President

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California

County of Ventura

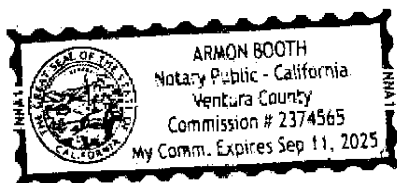
On 3/16/2023 before me, Armon Booth, a Notary Public (insert Name of Notary Public and Title, personally appeared Alexander Espino its Asst. Vice President on behalf of **PENNYMAC LOAN SERVICES, LLC** who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity or capacities, and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

[Signature]

(SIGNATURE OF NOTARY)



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MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph _____, Section 31-45, Property Tax Code.

Date: _____

Buyer, Seller or Representative

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