

# UNOFFICIAL COPY

1026091 1043  
**WARRANTY DEED**

**Statutory  
(Illinois)**

Mail to:  
~~Watkins Legal Group~~  
2 E. 22nd St.  
Suite 105  
Lombard, IL 60148

Return to:  
Lakeland Title Services  
1300 Iroquois Ave., Ste 101  
Naperville, IL 60563

Doc#: 2316706010 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 06/16/2023 09:15 AM Pg: 1 of 3

Dec ID 20230601635808  
ST/CO Stamp 0-420-046-544 ST Tax \$235.00 CO Tax \$117.50

Name & address of taxpayer:

Shreeya Wamsley  
525 West 12th St.  
Chicago Heights, IL 60411

THE GRANTOR, Soda St. Construction, LLC, of Elburn, Illinois a limited liability company, created and existing under and by the virtue of the laws of the State of Illinois, for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid, and pursuant to authority given by the Members of said limited liability company.

CONVEY AND WARRANT to Shreeya Wamsley, a married woman, of 820 Blackhawk Drive, University Park, IL 60484, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:


LOT 13 IN BLOCK 3 IN LINCOLN HIGHLANDS, A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE EAST 514.25 FEET OF THE NORTH 3/4 OF THE NORTH 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SAID SECTION, AND EXCEPT THAT PART OF THE NORTH 993.79 FEET OF THE WEST 1/2 OF THE NORTHEAST 3/4 OF SAID SECTION, WHICH LIES WEST OF THE EAST 682.25 FEET OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SAID SECTION), IN COOK COUNTY, ILLINOIS.

**NON-HOMESTEAD PROPERTY**

*Subject to general real estate taxes not due and payable at time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.*

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises in fee simple forever.

Permanent index number(s): 32-19-214-024-0000  
Property address: 525 West 12th St., Chicago Heights, IL 60411  
DATED this 1st day of June, 2023.

  
\_\_\_\_\_  
Vincent Pennavaria, Authorized Agent  
Soda St. Construction, LLC

CITY OF CHICAGO  
MGTS. TRANSFER TAX

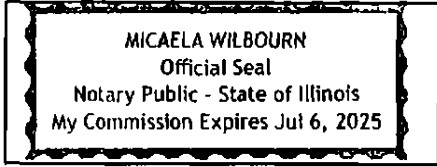
940 DOLS 00 CT

# UNOFFICIAL COPY

## WARRANTY DEED

### Statutory (Illinois)

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Vincent Pennavaria, Authorized Agent of Soda St. Construction, LLC



personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and the person acknowledged it signed, sealed and delivered the instrument as its free and voluntary act, for the uses and purposes therein set forth

Given under my hand and official seal this 1 day of June, 2023.

Commission expires July 6, 2025

Micaela Wilbourn  
Notary Public

Recorder's Office Box No.

REAL ESTATE TRANSFER TAX		15-Jun-2023
COUNTY:		117.50
ILLINOIS:		235.00
<b>TOTAL:</b>		<b>352.50</b>
32-19-214-024-0000		20230601635808   0-420-046-544

#### NAME AND ADDRESS OF PREPARER:

Brenda L. Murzyn, Attorney at Law  
1300 Iroquois Avenue, Suite 125  
Naperville, IL 60563

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

LOT 13 IN BLOCK 3 IN LINCOLN HIGHLANDS, A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 19, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE EAST 514.25 FEET OF THE NORTH 3/4 OF THE NORTH 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SAID SECTION, AND EXCEPT THAT PART OF THE NORTH 993.79 FEET OF THE WEST 1/2 OF THE NORTHEAST 3/4 OF SAID SECTION, WHICH LIES WEST OF THE EAST 682.25 FEET OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SAID SECTION), IN COOK COUNTY, ILLINOIS.

Pin: 32-19-214-024-0000

Property of Cook County Clerk's Office