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Doc#: 2316706373 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 06/16/2023 03:16 PM Pg: 1 of 3

Dec ID 20230601645319
ST/CO Stamp 1-271-744-208 ST Tax \$245.00 CO Tax \$122.50
City Stamp 1-391-281-872 City Tax: \$2,701.97

**WARRANTY DEED
LLC to Individual
Statutory (ILLINOIS)**

THE GRANTOR(S) **EZ PROPERTY SOLUTIONS 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 the authority given by the Member(s) of said limited liability company, party of the first part, CONVEYS and WARRANTS to

DANIELLE WESLEY AND PAUL HODGES III, Wife and Husband,
as TENANTS BY THE ENTIRETY
of 8038 S. Jeffrey Blvd., Apt. 1, Chicago, IL 60617

TO HAVE AND TO HOLD SAID PREMISES forever, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

SUBJECT TO: Covenants, easements and restrictions of record and general taxes for 2022 and subsequent years.

Permanent Index Number: 25-01-414-048-0000

Commonly known as: 2335 E. 92nd ^{St.}~~Place~~, Chicago, IL 60617

Dated this 24th day of May 2023.

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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 24th day of May 2023.

By: *Zachary Dobson*
ZACHARY DOBSON, Its Authorized Member or 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 ZACHARY DOBSON, personally known to me to be the Authorized Member or Manager of EZ PROPERTY SOLUTIONS LLC, an Illinois limited liability company, 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 and acknowledged that as such Authorized Member or Manager, he/she signed and delivered the said instrument pursuant to the authority given to by the Member(s) of said limited liability company, as the free and voluntary act of the Authorized Member or 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 24th day of May, 2023.
Erin Kelly McMahon
Notary Public

This instrument was prepared by: Wesley Zaba
Zaba Law Group, P.C
5117 Main Street, Ste. C
Downers Grove, IL 60515

MAIL TO:

Danielle Wesley + Paul Hodges III
2335 E. 92nd St.
Chicago, IL 60617

SEND SUBSEQUENT TAX BILLS:

Danielle Wesley + Paul Hodges III
2335 E. 92nd Street
Chicago, IL 60617



NORTH AMERICAN TITLE INSURANCE COMPANY

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North American Title Insurance Corporation
, (800) 374-8475 or (800) 869-3434

COMMITMENT - Exhibit A

File No.: EZWE23631

Commitment No.: EZWE23631

LOT 15 (EXCEPT THE WEST 11 FEET THEREOF) AND THE WEST 17 FEET OF LOT 14 IN BLOCK 15 IN S,E, GROSS' CALUMET HEIGHTS ADDITION TO SOUTH CHICAGO, BEING A SUBDIVISION OF THE SOUTHEAST 1/4 OF SECTION 1, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2335 E. 92ND ST., CHICAGO, IL 60617
PERMANENT INDEX NUMBER: 25-01-414-048-0000

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I - Requirements; and Schedule B, Part II - Exceptions; and a counter-signature by the Company or its issuing agent that may be in electronic form.

Exhibit A - ALTA® Commitment for Title Insurance (8/1/16)
Form: C.GU. 1006

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