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WARRANTY DEED ILLINOIS STATUTORY

REAL ESTATE TRANSFER TAX 06-Jul-2023 CHICAGO 60.00 CTA: 24.00 TOTAL: 16-14-323-046-0000 | 20230401689367 | 0-37C-863-824 * Total does not include any applicable penalty or interest due COUNTY 4 00 ILLINOIS: 8.00 TOTAL: 12.00 20230401689367 | 1-946-480-336

Doc#. 2318855007 Fee: \$107.00

Karen A. Yarbrough Cook County Clerk

Date: 07/07/2023 09:21 AM Pg: 1 of 2

Dec ID 20230401689367

ST/CO Stamp 1-946-480-336 ST Tax \$8.00 CO Tax \$4.00

City Stamp 0-370-863-824 City Tax: \$84.00

(The Above Space for Recorder's Use Only)

in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Permanent Index Number(s): 16-14-323-046-0000

Property Address: 3902 West Grenshaw Street, Chicago, II 60624

Situated in the County of Cook, State of Illinois, to wit:

Lot 27 and Lot 28 (except the East 30 feet of said Lot 28) in Alonzo G. Fisher's Subdivision of Lot 1 in Block 8 in circuit court partition of the West 1/4 of Section 14, Township 39 North, Range 13 East of the Third Principal Meridian, situated in Cook County, Illinois.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

The remainder of this page was intentionally left blank. Signature page to follow.

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Dated this 3rd day of April, 2023

I, the undersigned a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Rethesh K. Boggarapu, Managing Member of BCC Investments 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 acknowledged that it signed, sealed and delivered in the instrument as its free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the righ, of homestead.

Given under my hand and notarial real, this 3rd day of April, 2023

Notary Public

AMINUR R KHAN
OFFICIAL SEAL
Notary Public, State of Illinois
My Commission Expires
May 15, 2026

THIS INSTRUMENT PREPARED BY

Lisa V. Rogers ARK Attorneys, LLC 1000 N. Milwaukee Ave., Suite 100 Chicago, IL 60642

MAIL TO:

Fernando Vian Law firm 2823 N Milwaukee Avenue Chicago, Illinois 60618 SEND SUBSEQUENT TAX BILLS TO:

Martin Pineda Luna
3902 West Grenshaw Street
Chicago, IL 60624