

UNOFFICIAL COPY

Doc#: 2320613129 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/25/2023 12:04 PM Pg: 1 of 2

WARRANTY DEED

41075981 1/3 BL

Dec ID 20230701678745
ST/CO Stamp 1-093-120-464 ST Tax \$873.00 CO Tax \$436.50

THE GRANTOR,
EGSA Investments LLC,*
An Illinois Limited Liability Company



No 004789
07/21/23
Approved

for and in consideration of TEN DOLLARS, and other good and valuable consideration in hand paid, CONVEY and WARRANT to Marina Kononenko an unmarried woman the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1:

THAT PART OF LOT 4 LYING EAST OF A LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID LOT 4, 15.33 FEET EAST OF THE NORTHWEST CORNER THERE OF TO A POINT ON THE SOUTH LINE OF LOT 4, 12.35 FEET EAST OF THE SOUTHWEST CORNER THEREOF AND THAT PART OF LOT 5 LYING WEST OF A LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID LOT 5, 27.17 FEET WEST OF THE NORTHEAST CORNER THEREOF TO A POINT ON THE SOUTH LINE OF SAID LOT 5, 20.31 FEET WEST OF THE SOUTHEAST CORNER THEREOF, ALL IN BLOCK 6 IN RIVER GROVE ESTATES, BEING A SUBDIVISION IN THE NORTHEAST FRANCHIONAL ¼ OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:



EASEMENT FOR DRIVEWAY OVER LOTS 1 THROUGH 37, MORE SPECIFICALLY DESCRIBED IN THE DECLARATION OF EASEMENT DATED JULY 1, 1965, AND RECORDED AS DOCUMENT NO. 19549241, EXECUTED LASALLE NATIONAL BANK, AS TRUSTEE, UNDER TRUST NOS. 33836, 32950 AND 32650

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, 735 ILCS 5/12-901, *et seq.*, SUBJECT TO (1) general real estate taxes not yet due and payable (2) covenants, conditions, and restrictions of record.

Permanent Real Estate Index Number: 12-26-206-051-0000 ✓

Address of Real estate: 8347 Oconnor Drive, River Grove, Illinois 60171

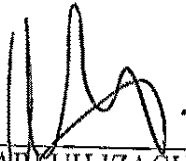
*AKA EGSA Investment LLC

REAL ESTATE TRANSFER TAX		24-Jul-2023
	COUNTY:	436.50
	ILLINOIS:	873.00
	TOTAL:	1,309.50

12-26-206-051-0000 | 20230701678745 | 1-093-120-464

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DATED this 21th of July, 2023.



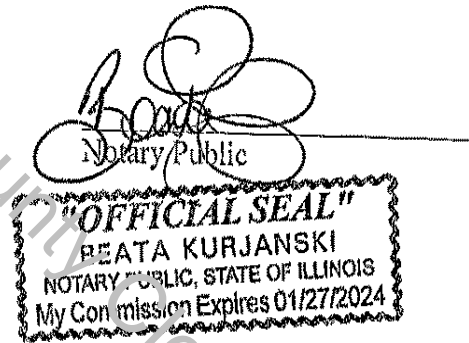
 MARIAH IZAGUIRRE
 MANAGER/SOLE MEMBER

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 Mariah Izaguirre, 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 she signed, sealed and delivered the said instrument as a free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 21th day of July, 2023

My Commission Expires: 1/27/2024



Prepared By:
 Sanabria Law Offices
 4440 N. Kedzie Ave. Suite C1
 Chicago, IL 60625

Mail Subsequent Tax Bill to:
 Marina Komonenko
 21 Bailey Ln
 Lake Zurich, IL 60047

Mail Recorded Deed to:
 Marina Komonenko
 21 Bailey Ln
 Lake Zurich, IL 60047