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770599 1/2

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Citywide Title Corporation
111 W. Washington St, Ste. 1301
Chicago IL 60602



2320945047I

Doc# 2320945047 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/28/2023 11:30 AM PG: 1 OF 4

Preparer File: Sage
File No.: 770599

THE GRANTOR(S) Mark A. Sage and Clara A. Sage, a married couple, of 7700 37th Avenue, Moline, IL 61265, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to, Kevin J Lopez Gonzalez, Married to ~~Karen Avila~~ of Oak Park, IL, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Man

LOT 18 (EXCEPT THE SOUTH 45 FEET THEREOF), LOT 19 (EXCEPT THE NORTH 25 FEET THEREOF), IN BLOCK 3, IN WALTER S. DRAY'S SECOND ADDITION TO OAK PARK, IN THE SUBDIVISION IN SECTION 18, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. see attached plat.

SUBJECT TO: Covenants, conditions and restrictions of record. Private, public and utility easements and roads and highways; General taxes for the year 2022 and subsequent years.

PIN: 16-18-312-026-0000

Real Estate Property known as: 1023 Clinton Avenue, Oak Park, IL 60304

Dated this 1st day of May, 2023

Mark A. Sage
Mark A. Sage

Clara A. Sage
Clara A. Sage

Real Estate Transfer Tax

\$3,500.00



8991

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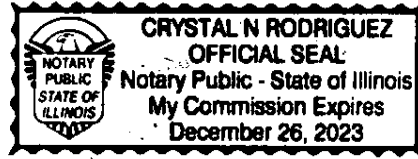
STATE OF IL, COUNTY OF COOK SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Mark A. Sage**, 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 he signed, sealed and delivered the instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal

this 1st day of May 2023

Crystal N Rodriguez
Notary Public



STATE OF IL, COUNTY OF COOK SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, **Clara A. Sage**, 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 she signed, sealed and delivered the instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal

this 1st day of May 2023

Crystal N Rodriguez
Notary Public



Prepared by:
Gurney Law Group LLC
150 S. Wacker Drive, Suite 2400
Chicago, IL 60606

Mail to:
Irvin J. Lopez Gonzalez
1023 Clinton Ave.
Oak Park, IL 60304

Name and Address of Taxpayer:
Irvin J. Lopez Gonzalez
1023 Clinton Ave.
Oak Park, IL 60304

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File No: 770599

EXHIBIT "A"

LOT 18 (EXCEPT THE SOUTH 45 FEET THEREOF), LOT 19 (EXCEPT THE NORTH 25 FEET THEREOF), IN BLOCK 3, IN WALTER S. DRAY'S SECOND ADDITION TO OAK PARK, IN THE SUBDIVISION IN SECTION 18, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office
PIN 16-18-312-026-0000

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.

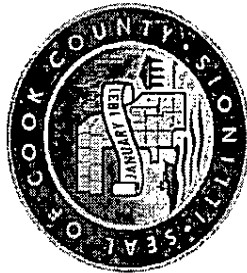
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REAL ESTATE TRANSFER TAX

26-Jul-2023



COUNTY:
ILLINOIS:
TOTAL:

225.00
450.00
675.00

16-18-312-026-0000

20230501612328

1-389-097-424

Property of Cook County Clerk's Office