## UNOFFICIAL COPY

770945

Warranty Deed

979 Beechwood, UC.

April Carbonara to Kaizen Systems, Inc., an Illinois Corporation, of 760 Village

Center Drive #220, Willowbrook, IL 60527 Burr Ridge

03-02-301-000-0000

an Almon

PIN: <del>03053060060000</del>

Address: 979 Beechwood Rd.,

Buffalo Grove, IL 60089

TDōc# 2320945027:Fee \$88.00+ • 1.503€/12.27.2.19

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 07/28/2023 10:28 AM PG: 1 OF 4

, gingle woman

THIS INDENTURE VITNESSETH, that the Grantor, April Carbonara, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, conveys and warrants unto vaizen Systems, Inc., an Illinois Corporation, of 760 Village Center Drive #220, Willowbrook, IL 60527, in fee simple forever the following described real estate in the County of Cook and State of Illinois, to wit:

See attachment for legal description.

subject to general taxes not yet due and payable, zovenants, conditions, and restrictions of record, building lines and easements, apparent and of record.

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

In Witness Whereof, the Grantor aforesaid have here unto set their cand and seal this

the day of May 2023

Citywide Ti. Corporation 111 W. Washingtr A Si Ste. 1301 Chicago IL 60602

April Carbonara

C.

VILLAGE OF BUFFALO GROVE REAL ESTATE TRANSFER TAX

### **UNOFFICIAL COPY**

STATE OF ILLINOIS	)
	) SS
COUNTY OF COOK	)

I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that April Carbonara, 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 said instrument as her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under ray hand and Notarial Seal this 151 day of May

Official Seal Chad Michael Hayward Notary Public State of Illinois

Mail Future Tax Bills to:

979 Bechwood, UC Kaizen Systems Inc./Rashid Ali

760 Village Center Drive #220 Willowbrook, IL 60527

Rur Ridge

This instrument prepared by: Chad M. Hayward Attorney At Law 35 S. Washington St., Suite 300 Naperville, IL 60540 312-867-3640 312-867-3647 Fax

After Recording Mail to:

Kaizen Systems Inc./Rashid Ali 760 Village Center Drive #220

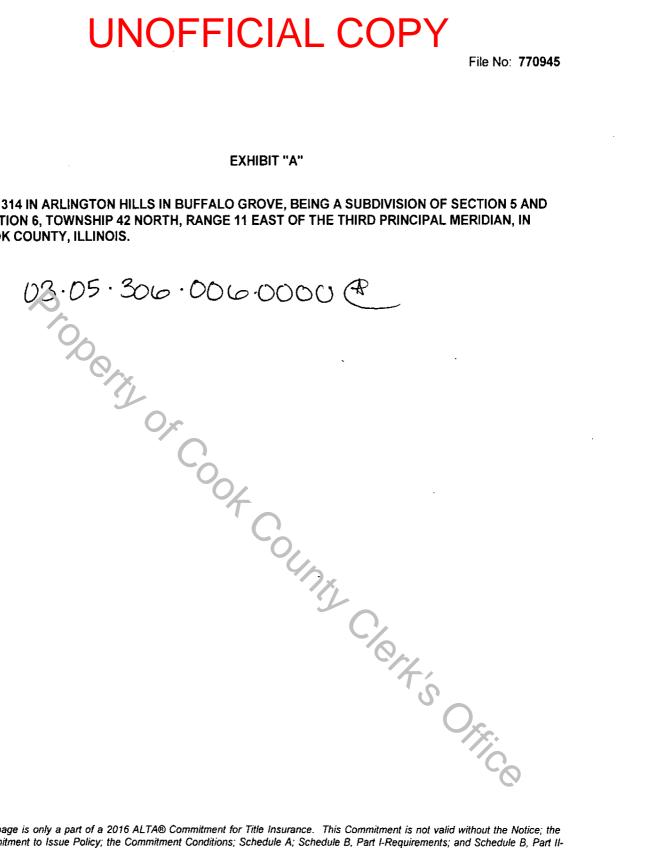
Willowbrook, IL 60527

1390 = Algorquea M #160 Shaunbuy A 60173

2320945027 Page: 3 of 4

### **UNOFFICIAL COPY**

LOT 314 IN ARLINGTON HILLS IN BUFFALO GROVE, BEING A SUBDIVISION OF SECTION 5 AND SECTION 6, TOWNSHIP 42 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.



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 II-Requirements; and Schedule B, Part II-Exceptions.

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DOOR OR

# 26-Jul-2023C

## 168.75T

337.50

506.25

0-962-660-816 SOUNTY: ILLINOIS:

TOTAL.

TOTAL.

20230401602024

03-02-306-006-0000



**REAL ESTATE TRANSFER TAX** 

