

UNOFFICIAL COPY

PREPARED BY:

William J. Blatter, Esquire
Blatter & Blatter, P.C.
5600 North River Road, Suite 800
Rosemont, Illinois 60018

MAIL TAX BILL TO:

Dwayne Lee
10637 South Vernon Avenue
Chicago, Illinois 60628

Doc#: 2322806196 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/16/2023 02:12 PM Pg: 1 of 2

Dec ID 20230701687130
ST/CO Stamp 0-645-880-272 ST Tax \$300.00 CO Tax \$150.00
City Stamp 1-897-028-048 City Tax: \$3,150.00

MAIL RECORDED DEED TO:

Ms. Deadra Stokes, Esquire
C-K Law Group
565 West Adams Street, 5th Floor
Chicago, Illinois 60661-3095

WARRANTY DEED

Statutory (Illinois)

THE GRANTOR, KNS PROPERTIES, LLC, an Illinois limited liability company, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, hereby conveys and warrants unto Dwayne Lee of Chicago, Illinois all right, title and interest of said Grantor in and to the following described parcel of real estate situated in the County of Cook and State of Illinois, to wit:

** A single unit*

LOTS 2253 AND 2254 IN FREDERICK H. BARTLETT'S GREATER CHICAGO SUBDIVISION NUMBER 5, BEING A SUBDIVISION OF THAT PART LYING WEST OF THE RIGHT OF WAY OF THE ILLINOIS CENTRAL RAILROAD COMPANY OF THE EAST 3/4 OF THE SOUTH 1/2 OF THE NORTH 1/2 AND THE NORTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Permanent Index Numbers: 25-15-224-012-0000
25-15-224-013-0000

Property Address: 10637 South Vernon Avenue, Chicago, Illinois 60628,

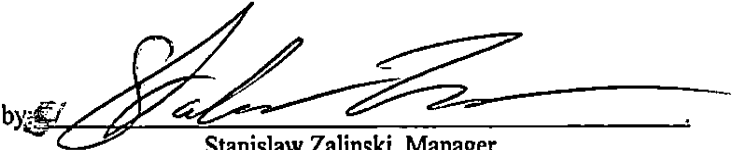
subject, however, to general taxes for the year 2022 and subsequent years; all covenants, conditions and restrictions of record; public and utility easements; and acts done by or suffered through Grantee.

The property subject to this instrument is not homestead property of the Grantor.

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Dated this 1ST day of August, 2023.

KNS PROPERTIES, LLC, an Illinois limited liability company

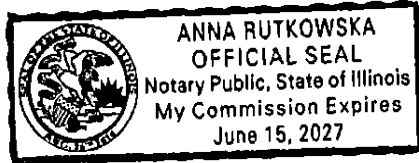
by: 
Stanislaw Zalinski, Manager

STATE OF ILLINOIS)
COUNTY OF COOK) SS.

I, the undersigned, a Notary Public in and for said County in the State aforesaid, do hereby certify that Stanislaw Zalinski, personally known to me to be both Manager of KNS PROPERTIES, LLC, an Illinois limited liability company, and also the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged having signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 1ST August, 2023.


Notary Public



My commission expires: 06/15/2027