

WARRANTY DEED

Doc#: 2323628295 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/24/2023 04:06 PM Pg: 1 of 5

Dec ID 20230601653041
ST/CO Stamp 0-127-215-056 ST Tax \$90.00 CO Tax \$45.00

THE GRANTOR(S), Martin J. McHale and Janet M. McHale of the City of Chicago Heights, County of Cook, State of Illinois, for and in consideration of TEN AND 00/100 (\$10.00) DOLLARS and other good and valuable consideration in hand paid, **CONVEY and WARRANT** to **AJC Investments, LLC** of Orland Park, Illinois the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

THE WEST HALF OF LOT 32 AND ALL OF LOTS 33 AND 34 IN BLOCK 182 IN CHICAGO HEIGHTS, A SUBDIVISION OF PARTS OF SECTIONS 28 AND 29, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to:

FIDELITY NATIONAL TITLE
OC23011019

1. All general taxes and special assessments levied after the year 2023
2. Easements, covenants, restrictions and conditions of record.

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

Permanent Index Number: 32-29-216-018-0000 & 32-29-216-019-0000
Address of Real Estate: 30 E, 23rd Street, Chicago Heights, Illinois 60411

DATED this 27th day of June, A.D., 2023

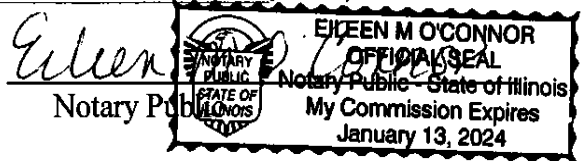
Martin J. McHale (SEAL)
Martin J. McHale

Janet M. McHale (SEAL)
Janet M. McHale

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 Martin J. McHale and Janet M. McHale, personally known to me to be the same person whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 27th day of June, A.D., 2023

Commission expires 1-13, 2024



This instrument was prepared by Jack G. Bainbridge, Esq., 2630 Flossmoor Road, Suite 203, Flossmoor, IL, 60422

Mail to:

CASTLE LAW
24129th INFANTRY DR
JOLET IL 60435

Send Subsequent Tax Bills to:

AJC INVESTMENTS, LLC
7424 Rt 34
OSWEGO IL 60513

^ GRANTEE'S ADDRESS

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Property of Cook County Clerk's Office

CITY OF CHICAGO
MGTS. TRANSFER TAX

360 DOLS 00 CTS

UNOFFICIAL COPY**PLAT ACT AFFIDAVIT**STATE OF Illinois

Escrow No.: OC23011019

COUNTY OF COOK

Martin J. McHale and Janet M. McHale, being duly sworn on oath, states that _____ resides at 30 East 23rd Street, Chicago Heights, IL 60411. That the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. Said Act is not applicable as the grantors own no adjoining property to the premises described in said deed;

- OR -

2. The division or subdivision of the land into parcels or tracts of five (5) acres or more in size which does not involve any new streets or easements of access.
3. The divisions of lots or blocks of less than one (1) acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land between owners of adjoining and contiguous land.
5. The conveyance of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easement of access.
6. The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. Conveyances made to correct descriptions in prior conveyances.
9. The sale or exchange of parcels or tracts of land existing on the date of the amendatory Act into no more than two (2) parts and not involving any new streets or easements of access.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

Affiant further states that _____ makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording.

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PLAT ACT AFFIDAVIT (continued)

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

Martin J. McHale and
Martin J. McHale

Janet M. McHale by
Janet M. McHale

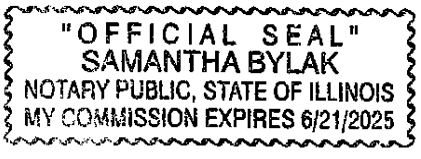
Janet M. McHale by
Janet M. McHale, attorney in fact

STATE OF Illinois

COUNTY OF Cook

Subscribed and sworn to before me this 17 of Aug 2023

Samantha Bylak
Notary Public



Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

18-Aug-2023



COUNTY:	45.00
ILLINOIS:	90.00
TOTAL:	135.00

32-29-216-018-0000

| 20230601653041 | 0-127-215-066

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