

WARRANTY DEED

UNOFFICIAL COPY

THE GRANTOR(S), Rondle Johnson, a single person to an undivided 1/2 interest and Heirs at law of Lois Johnson to the remaining 1/2 interest, namely Rondle Johnson, a single person, Eric Johnson, a single person and Kristen Johnson, a single person in 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 The Garfield Realty Group, LLC of Frankfort, Illinois the following described Real Estate situated in the County of Cook in the State of Illinois, to wit.



Doc# 2324034017 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 08/28/2023 11:23 AM PG: 1 OF 4

THE NORTHERLY PART OF LOT 4 IN EDGEWOOD AVENUE ADDITION TO CHICAGO HEIGHTS, A SUBDIVISION IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 20, TOWNSHIP 35 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN. SAID NORTHERLY PART OF SAID LOT 4 IN BLOCK 4, BEING MORE PARTICULARLY DESCRIBED AND BOUNDED AS FOLLOWS:

COMMENCING AT A POINT IN THE EASTERLY LINE OF SAID LOT 4 IN SAID BLOCK 4 AND 50 FEET FROM THE NORTHEAST CORNER OF SAID LOT 4; THENCE NORTHWESTERLY ALONG THE EAST LINE OF SAID LOT 4 TO THE NORTHEAST CORNER OF SAID LOT 4; THENCE NORTHWESTERLY ALONG THE NORTH LINE OF SAID LOT 4, FOR A DISTANCE OF 115.3 FEET TO THE NORTHWEST CORNER OF SAID LOT 4; THENCE SOUTHWESTERLY ALONG THE WESTERLY LINE OF SAID LOT 4, FOR A DISTANCE OF 40 FEET AND THENCE EASTERLY TO THE PLACE OF BEGINNING, IN COOK COUNTY, ILLINOIS.

Subject to:

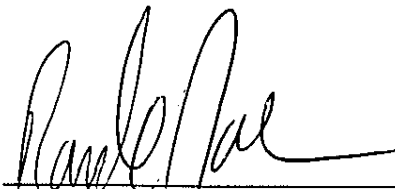
1. All general taxes and special assessments levied after the year 2021
2. Easements, covenants, restrictions and conditions of record.

This property is not subject to the Homestead law of the State of Illinois.

Permanent Index Number: 32-20-311-016-0000

Address of Real Estate: 1520 Edgewood Ave., Chicago Heights, Illinois 60411

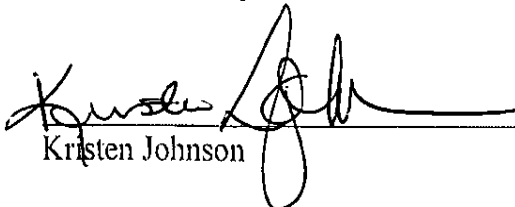
DATED this 4th day of August A.D., 2023



Rondle Johnson (SEAL)



Eric Johnson (SEAL)



Kristen Johnson (SEAL)

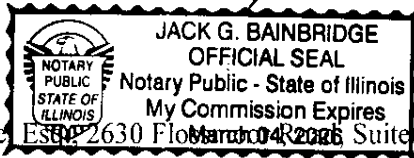
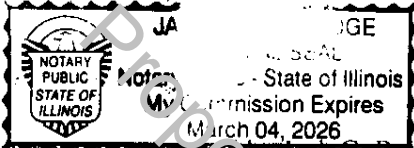
Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453
2315861873

UNOFFICIAL COPY

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 Kristen Johnson, a single person, 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 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 my hand and official seal, this 4th day of August, A.D., 2023

Commission expires 3-4, 2026 Jack G. Bainbridge
Notary Public



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

Mail to: Adrian Miller
2327 Mast Court
Flossmoor, IL 60422

Send Subsequent Tax Bills to:
Adrian Miller
2327 Mast Court
Flossmoor, IL 60422

CITY OF CHICAGO
HGTS. TRANSFER TAX

300 DOLS 00 CTS

REAL ESTATE TRANSFER TAX		22-Aug-2023
COUNTY:		37.50
ILLINOIS:		75.00
TOTAL:		112.50

32-20-311-016-0000 | 20230801691363 | 1-728-013-776

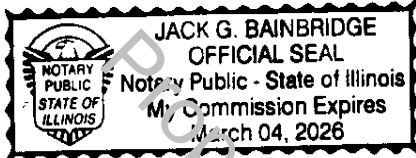
UNOFFICIAL COPY

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 Rondle Johnson, a single person, 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 he signed, sealed and delivered the said instrument as his 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 4th day of August, A.D., 2023

Commission expires 3-4, 2026

Jack G. Bainbridge
Notary Public



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

Mail to:

Adrian miller
2327 Mast Court
Flossmoor, IL 60422

Send Subsequent Tax Bills to:

Adrian miller
2327 Mast Court
Flossmoor, IL 60422

PROPERTY OF COOK COUNTY CLERK'S OFFICE

UNOFFICIAL COPY

State of Illinois, County of Cook, ss. 1, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Eric Johnson, a single person, 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 he signed, sealed and delivered the said instrument as his 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 28th day of July, A.D., 2023

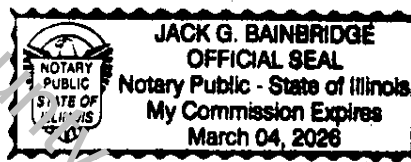
Commission expires 3-4, 2026

Jack G. Bainbridge
Notary Public

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Property of Cook County Clerk's Office