#### **UNOFFICIAL COPY**

Doc#. 2325525030 Fee: \$107.00

Karen A. Yarbrough Cook County Clerk

Date: 09/12/2023 10:05 AM Pg: 1 of 3

Dec ID 20230801602448

ST/CO Stamp 1-103-996-368 ST Tax \$372.50 CO Tax \$186.25

WARRANTY DEED
ILLINOIS STATUTORY
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THE GRANTORS (NAME AND ADDRESS)

Vincent Pellegrini and Christine A. Dutton 14034 S. 84<sup>th</sup> Avenue Orland Park, IL 60462

(The Above Space for Recorder's Use Only)

THE GRANTORS Vincent Pellegrini and Christine Pellegrini formerly known as Christine A. Dutton, a married couple, of Orland Park, IL for ard in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Sean Tunney, a married for order of Orland Park, IL, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

#### SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT " A"

Permanent Index Number(s): 27-02-301-020-0000

Property Address: 14034 S. 84th Avenue, Orland Park, IL 60462

Hereby releasing and waiving all rights under and by virtue of the Homestead Exercition Laws of the State of Illinois

**SUBJECT TO**: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

PROPER TITLE, LLC

# **UNOFFICIAL COPY**

Dated this day of August 2023.	
1. 10.	Of Ot Dillowin
Vant /M	The live I want
Vincent Pellegrini	Christine Pellegrini formerly known as Christine A. Dutton
STATE OF ILLINOIS )	Christine A. Dutton
) SS,	
COUNTY OF COOK )	
I, the undersigned, a Notary Public in and for sa	id County, in the State aforesaid, CERTIFY
THAT Vincem Fellegrini and Christine Pellegri	ni personally known to me to be the same
persons whose nar less are subscribed to the fores	going instrument, appeared before me this day in
person, and acknowledged that they signed, seal	ed and delivered in the instrument as their free rein set forth, including the release and waiver of
the right of homestead.	cent set form, including the followse and warver or
the right of homestead.	um A Í
Given under my hand and notarial seal,	this day of AUGUS 2023.
	Comment of the All the Comment
Samantha Hansford	X MAMANA LAMABOX
Notary Public, State of South Carolina	Notary Public
My Commission Expires 07/07/2027	0,
	4h.
	Olyniz Clert's
THIS INSTRUMENT PREPARED BY	
Chana Mannara Attornova et Love	~/ <u>/</u>
Shane Mowery, Attorney at Law 3653 W Irving Park Rd	2,0
Chicago, IL 60618	
MAIL TO:	SEND SUBSEQUENT TAX BILLS TO:
Dandall Halbal	Sean Tunney
Randall Hribal	14034 S. 84th Avenue
Soon What Are	Orland Park, IL 60462
14034 > 0 1 10	
Sean TUNNEY Are. 14034 5 84 Are. Orland Park D	
60460	

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### EXHIBIT A LEGAL DESCRIPTION

LOT 20 IN VILLA D'ESTE, A SUBDIVISION OF PART OF THE SOUTHWEST 1/4, PART OF THE SOUTHEAST 1/4 AND PART OF THE NORTHWEST 1/4 OF SECTION 2, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 12, 1974 AS DOCUMENT 22845760, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clark's Office