

# UNOFFICIAL COPY

Greater Illinois Title Co.  
120 North LaSalle St., #900  
Chicago, IL 60602

GIT File #: 41077595G

Doc#. 2327145106 Fee: \$107.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 09/28/2023 02:34 PM Pg: 1 of 3

Dec ID 20230901629742  
ST/CO Stamp 1-370-276-816 ST Tax \$91.00 CO Tax \$45.50

## RECORDING COVER SHEET

Cook County Recorder

TYPE OF DOCUMENT: Warranty Deed

Re.:

PIN: 24-15-204-113-1006

Property Address: 10324 S. Komensky Ave, #C, Oak Lawn, IL

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41077595G 1/c  
**GIT WARRANTY DEED**

Caution: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.

*unmarried woman*

The GRANTOR, Carole M. Craig of Chicago, Cook County, Illinois, for and in consideration of TEN AND NO/100's DOLLARS (\$10.00) and other good and valuable consideration, in hand paid, CONVEY(S) AND WARRANT(S) to Upside Realty LLC, of Chicago, Illinois, all interest is the following described Real Estate situated in the County of Cook, State of Illinois to wit:

(Legal Description) Unit 10324-C in the city of Oakwood Condominium as delineated on a survey of the following described real estate: The North 112 Feet of the South 345 Feet of the East 1/2 of the lot 2 (Except the East 33 Feet thereof) in Longwood Acres being a subdivision of the northeast 1/4 and the East 1/2 of the Northwest 1/4 and the West 1/2 of the Southeast 1/4 of Section 15 township 37 North Range 13 East of the Third Principal Meridian, In Cook County, ILLINOIS, which survey is attached as Exhibit B to the declaration of Condominium recorded as document 96051884; together with its undivided percentage interest in the common elements.

Permanent Index Number: 4152041131006 *24-15-204-113-1006*

Address of Real Estate: 10324 S. Komensky Ave., Suite C Oak Lawn, IL 60453

SUBJECT TO : General real estate taxes for 2022 and subsequent years, covenants, conditions and restrictions of record, and building lines and easements.

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

DATED 20 day of Sept, 2023

Carole Craig  
Grantor

REAL ESTATE TRANSFER TAX

27-Sep-2023



COUNTY: 45.50  
ILLINOIS: 91.00  
TOTAL: 136.50

24-15-204-113-1006

| 20230901629742 | 1-370-276-816

State of Illinois )  
                                  )  
County of Cook    )

I, the undersigned a notary public in the for said County, in the State aforesaid, DO HEREBY CERTIFY that Carole M. Craig personally known to me as the same person whose names are

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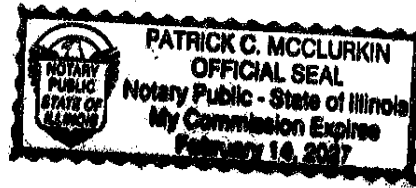
subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 20th day of September, 2023

*Patrick C. McClurkin* (Notary Public)

This instrument was prepared by:

Attorney Patric C. McClurkin  
1525 E. 53<sup>rd</sup> Street, Suite 835  
Chicago, IL 60615  
773-947-9940



Mail recorded instrument to:  
Jeff Leong  
2310 W. Huron Street, Apt. 3B  
Chicago, IL 60612

Send subsequent tax bills to:  
*Upside Realty LLC*  
2310 W. Huron Street, Apt. 3B  
Chicago, IL 60612

Village of Oak Lawn Real Estate Transfer Tax \$5 02364

Village of Oak Lawn Real Estate Transfer Tax \$200 06045

Village of Oak Lawn Real Estate Transfer Tax \$200 06046

Village of Oak Lawn Real Estate Transfer Tax \$25 06006

Village of Oak Lawn Real Estate Transfer Tax \$25 06005

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