

UNOFFICIAL COPY

Doc#: 2327946085 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/06/2023 12:32 PM Pg: 1 of 2

Dec ID 20230901635145
ST/CO Stamp 1-707-189-200 ST Tax \$50.00 CO Tax \$25.00
City Stamp 1-482-400-720 City Tax: \$2,945.25

WARRANTY DEED

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

File No: 23160575

THIS INDENTURE WITNESSETH, that the Grantor(s), L&C Generational Alignment, LLC, an Indiana limited liability company, of the County of Lake and State of Indiana for and in consideration of Ten Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO KSH Realty LLC, an Illinois limited liability company, 626 E. Woodland Ave., Apt. 701, Chicago, IL 60616, the following described real estate, to-wit:

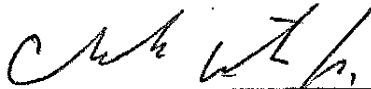
LOT 28 IN WAKEFORD'S 2ND ADDITION, BEING WILLIAM.A. BOND'S SUBDIVISION OF BLOCK 11 IN WAKEMAN'S SUBDIVISION OF THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 20-27-421-019-0000

Address of Real Estate: 7751 S Champlain Ave, Chicago, IL 60619

Subject to the following restrictions: a) all taxes and special assessments for the year 2022, 2nd installment and thereafter; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 25 Day of September, 2023



L&C Generational Alignment LLC
Charles Carter Jr., its Member



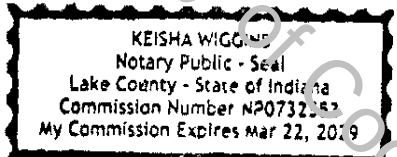
UNOFFICIAL COPY

STATE OF INDIANA)

COUNTY OF LAKE) SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT Charles Carter
L&C Generational Alignment, LLC, an Indiana limited liability company, personally known to me to be the same Jr. member
person(s) whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me
this day in person and acknowledged that (he/she/they) signed, sealed, and delivered the said instrument as
(his/her/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 Notarial Seal this 25 day of 9, 2023.



Keisha Wiggins
Notary Public

This Instrument was prepared by:
Investors Title Services LLC
122 West Main Street, 2nd Floor
West Dundee IL 60118

Mail to and Future Tax Bills to: APR KSH Realty LLC, 626 E. Woodland Ave., Apt. 701, Chicago, IL 60616

REAL ESTATE TRANSFER TAX	02-Oct-2023
CHICAGO:	2,103.75
CTA:	841.50
TOTAL:	2,945.25 *

20-27-421-019-0000 | 20230901635145 | 1-482-400-720
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	02-Oct-2023
COUNTY:	25.00
ILLINOIS:	50.00
TOTAL:	75.00

20-27-421-019-0000 | 20230901635145 | 1-707-189-200