

UNOFFICIAL COPY

Doc#: 2328410007 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 10/11/2023 09:29 AM Pg: 1 of 2

Dec ID 20230901631515
ST/CO Stamp 0-717-054-928 ST Tax \$138.00 CO Tax \$69.00

WARRANTY DEED

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

T00103491/2

THIS INDENTURE WITNESSETH, that the Grantor(s), Ryann Qualls, a single woman, of the County of Cook, and State of Illinois for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO Scott Lam and Angela Arnott, husband and wife, as joint tenants, of 5341 Alta Mesa Avenue, Laveen, AZ 85339, the following described real estate, to-wit:

UNIT 6645-2B IN PARK VENTURE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:


LOTS 49 AND 50 TOGETHER WITH THE WEST 1/2 OF THE VACATED ALLEY LYING EAST OF AND ADJOINING SAID LOTS; AND A PARCEL OF LAND BEING LOTS 51, 52 AND 53 (EXCEPT THE SOUTH 8 FEET OF SAID LOT 53), TOGETHER WITH THE EAST 1/2 OF THE VACATED ALLEY LYING WEST OF AND ADJOINING SAID PARCEL, ALL IN NELSON'S SUBDIVISION OF BLOCK 2 (EXCEPT THE SOUTH 200 FEET OF THE WEST 266 FEET) IN TINLEY PARK, A SUBDIVISION OF THE SOUTH EAST 1/4 OF SECTION 30, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 26744398 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 28-30-⁴⁰⁵~~504~~033-1006

Address of Real Estate: 6645 172nd Street, #2B, Tinley Park, Illinois 60477

Subject to the following restrictions: a) all taxes and special assessments for the year 2022 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 21 Day of September, 2023.




Ryann Qualls

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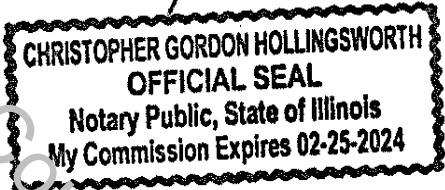
STATE OF ILLINOIS)
) SS
COUNTY OF KANE)

The undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Ryann Qualls, personally known to me to be the same 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 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 Notarial Seal this 21 day of Sept, 2023.



Notary Public





This Instrument was prepared by:
The Hollingsworth Law Firm
1700 N. Farnsworth Avenue
Suite 27
Aurora IL 60505

Future Tax Bills to
Scott Lam
Angela Arnott
5341 Alta Mesa Ave.*
Laveen, AZ 85339

After recording return document to:
Scott Lam & Angela Arnott
5341 West Alta Mesa Avenue
Laveen, AZ 85339

5341 West Alta Mesa Avenue

REAL ESTATE TRANSFER TAX		03-OCT-2023
	COUNTY:	69.00
	ILLINOIS:	138.00
	TOTAL:	207.00
28-30-405-033-1006		20230901631515 0-717-054-928