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WARRANTY DEED ILLINOIS STATUTORY

THE GRANTORS (NAME AND ADDRESS)

Martin D. Staniszewski and Alecia A. Staniszewski 15325 Wilshire Drive Orland Park, IL 60462 Doc#. 2328415037 Fee: \$107.00

Karen A. Yarbrough Cook County Clerk

Date: 10/11/2023 12:47 PM Pg: 1 of 3

Dec ID 20230901631364

ST/CO Stamp 0-188-036-048 ST Tax \$391.00 CO Tax \$195.50

(The Above Space for Recorder's Use Only)

THE GRANTORS Martin D. Staniszewski and Alecia A. Staniszewski, a married couple, of Orlond Park, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEY AND WARRANT to Denise Adams, a single woman, and Kathleen Cernick, a widowed woman, of 9734 W. 154th Street, Orland Park, IL 60462, in fee simple forever, not as tenants in common, but as joint tenants with the right of survivorship, the following described real estant situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION AFTACHED AS EXHIBIT "A"

Permanent Index Number(s): 27-16-211-020-0000

Property Address: 15325 Wilshire Dr, Orland Park, IL 60462

Hereby releasing and waiving all rights under and by virtue of the Homesteac Exemption 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.

Martin D. Staniszewski

Alecia A. Staniszewski

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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Martin D. Staniszewski and Alecia A. Staniszewski personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered in the 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 where my hand and notarial seal, this day of

OFF'UIA'L SEAL SEBASTIAN "OS NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES: 8/24/2025

Notary Public

THIS INSTRUMENT PREPARED BY

Sebastian Kos Sebastian Kos Law Office 119 S. Vine Street Hinsdale, IL 60521

MAIL TO:

Denise Adams 15325 Wilshire Dr Orland Park, IL 60462 AL FSTATE TRANSFER TAX

09-Oct-2023 COUNTY: 195.50 ILLINOIS: 391.00 TOTAL: 586.50

Office

20230901631364 0-188-036-048

SEND SUBSEQUENT 7 A × BILLS TO:

Denise Adams 15325 Wilshire Dr Orland Park, IL 60462

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EXHIBIT A LEGAL DESCRIPTION

PARCEL 1: THE SOUTH 47.50 FEET OF THE NORTH 142.71 FEET OF THE WEST 81.50 FEET OF THE EAST 149.35 FEET OF LOT 6 IN RAVINIA GLENS, A PLANNED UNIT DEVELOPMENT, BEING A RESUBDIVISION OF PART OF ORLAND CENTER SUBDIVISION OF PART OF THE NORTH EAST 1/4 OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EASEMENT FOR THE BENEFIT OF PARCEL 1, AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS, AND RESTRICTIONS, RECORDED JUNE 29, 1990 AS DOCUMENT NUMBER 90312049, AND AMENDED RECORDED AS DOCUMENT NUMBER 90450959, AND 3Y DEED FROM EAST SIDE BANK AND TRUST COMPANY, A CORPORATION OF ILLINOIS, AS TRUSTEE UNDER TRUST AGREEMENT DATED APRIL 30, 1990, KNOWN AS TRUST NUMBER 1568 TO MARIO J. MINERVINI AND KAREN L MINERVINI DATED AND RECORDED DECEMBER 9, 1991 AS DOCUMENT NUMBER 91643947 FOR INGRESS AND EGRESS.

Permanent Index Number(s):

27-16-211-020-0000

of County Clark's Office Note for Informational Purposes Only, Commonly known as:

15325 Wilshire Drive, Orland Park, IL 60462