

# UNOFFICIAL COPY

WARRANTY DEED

Statutory (Illinois)



\*2333222008D\*

Doc# 2333222008 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/28/2023 10:43 AM PG: 1 OF 3

**THE GRANTORS Michael G. Strohmeier and Maria M. Strohmeier, married couple**, of 3534 N. Lake Shore Dr., Chicago, IL 60657 for good and valuable consideration of TEN Dollars 00/100 hereby acknowledged:

**CONVEY AND WARRANT** to **Gerald L. Bennett Sr.** a married man as his sole property,  
18515 Harwood Ave. Unit 1A, Homewood, Illinois 60430

**TO HAVE AND TO HOLD SAID PREMISES** forever the following described Real Estate situated in the County of Cook in the State of Illinois to wit:

SEE ATTACHED LEGAL DESCRIPTION AS EXHIBIT A

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

**SUBJECT TO:** Covenants, easements and restrictions of record and general taxes owed for 2023 and subsequent years. Grantors covenant as follows: That the premises are free from all encumbrances made by Grantors and Grantors will warrant and defend the property hereby conveyed against all lawful claims and demands of all persons claiming by, through or under Grantors, but against no other party.

Permanent Index Number (PIN) 32-06-112-036-1024 and 32-06-112-036-1043

Address of Real Estate: 18515 Harwood Ave., Unit 1A, Homewood, Illinois 60430

Dated this 25<sup>th</sup> day of August, 2023

GRANTOR SIGNATURE:

Michael G. Strohmeier

GRANTOR SIGNATURE:

Maria M. Strohmeier

REAL ESTATE TRANSFER TAX

28-Nov-2023



COUNTY:	49.50
ILLINOIS:	99.00
TOTAL:	148.50

32-06-112-036-1024

| 20231001645776 | 2-044-485-584

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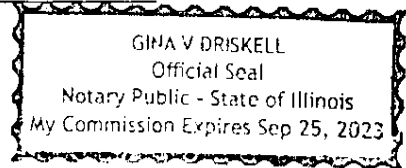
State of Illinois County of Cook ss, I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY that Michael G. Strohmeier and Maria M. Strohmeier, personally known to me to be the same persons whose names subscribed to the foregoing instrument appeared before 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 all rights of homestead.

Given under my hand and official seal this 25 day of August, 2023.



NOTARY PUBLIC

COMMISSION EXPIRES Sept 25, 2023



MAIL TO:

Gerald L. Bennett Sr.  
5201 Roberta Lane  
Richton Park, IL 60471

SEND SUBSEQUENT TAX BILLS TO:

Gerald L. Bennett Sr.  
5201 Roberta Lane  
Richton Park, IL 60471

PREPARED BY:

MARIA STROHMEIER  
3534 N. LAKE SHORE DR.  
CHICAGO, IL 60657

Property of Cook County Clerk's Office

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American Land Title Association

Commitment for Title Insurance  
Adopted 08-01-2016  
Technical Corrections 04-02-2018

## EXHIBIT A

The Land referred to in this Commitment is described as follows:

UNIT 18515-1A AND G-12 IN THE HARWOOD COURT CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND: LOT 1 OF HARWOOD AVENUE APARTMENTS RESUBDIVISION OF LOTS 17 TO 332 INCLUSIVE IN BLOCK 6 AND LOTS 1 TO 7 INCLUSIVE IN BLOCK 7; ALSO THE VACATED PORTION OF ELM AVENUE LYING BETWEEN SAID BLOCK 6 AND 7; SOUTH OF THE SOUTH LINE OF WILLOW ROAD; NORTH OF THE NORTH LINE OF HEATHER STREET AND EAST OF THE EASTERLY LINE HARWOOD AVENUE; ALL IN SOUTH HOMEWOOD, A SUBDIVISION OF ALL OF THAT PART OF THE SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 6, TOWNSHIP 35 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING BETWEEN THE ILLINOIS CENTRAL RAILROAD (ON THE WEST AND THE CHICAGO AND VINCENNES ROAD ON THE EAST) AND BETWEEN THE NORTH LINE OF SAID SOUTH 1/2 OF THE NORTHWEST 1/4 AND A LINE 902 FEET NORTH OF AND PARALLEL TO THE SOUTH LINE OF SAID SOUTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 6; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 09152098 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF P-A, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID, IN COOK COUNTY, ILLINOIS.

Commonly known as 18515 Harwood Avenue, Unit 1A, Homewood, IL 60430  
P.I.N.: 32-06-112-036-1024 and 32-06-112-036-1043