

UNOFFICIAL COPY



Doc# 2334034036 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/06/2023 01:46 PM PG: 1 OF 3

Property of Cook County Clerk's Office

WARRANTY DEED

REAL ESTATE TRANSFER TAX

27 NOV-2023



COUNTY:	124.00
ILLINOIS:	248.00
TOTAL:	372.00

31-24-314-026-0000

| 20231101676169 | 0-323-919-824

\$1,240.00

ORNTIC File Number: 23161143 ²/₃

Old Republic National Title

9601 Southwest Hwy

Oak Lawn, Il 60453

312-641-7799

UNOFFICIAL COPY**WARRANTY DEED****MAIL TO:**

~~KBC LAW GROUP
100 N. LA SALLE ST., STE. 510
CHICAGO, IL 60602~~

NAME & ADDRESS OF TAXPAYER:

ALEJANDRA G. JIMENEZ
209 GRANT ST.
PARK FOREST, IL 60466

THE GRANTOR, RED BIRD HOMEBUYERS, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, of 34 Magnolia Drive, Streamwood, IL 60107, for and in consideration of ten dollars (\$10.00), and other good and valuable consideration in hand paid, **CONVEYS and WARRANTS** to **ALEJANDRA G. JIMENEZ**, a SINGLE WOMAN of 12752 GREGORY ST., BLUE ISLAND, IL 60406 all its rights, title, and interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 7 IN BLOCK 28 IN LINCOLNWOOD CENTER, BEING A SUBDIVISION OF PART OF THE SOUTHEAST 1/4 AND PART OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: General real estate taxes for the year 2022 and subsequent years not yet due and payable at the time of closing; covenants, conditions, and restrictions of record; building lines and easements, if any.

Permanent Real Estate Index Number: 31-24-314-026-0000

Address of Real Estate: 209 Grant St., Park Forest, IL 60466

*This is non-homestead Property

Old Republic National Title
5601 Southwest Highway
Oak Lawn, IL 60453
23161143 2/3

UNOFFICIAL COPY

Dated this 9th day of November, 2023.

REDBIRD HOMEBUYERS, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY

BY: AARON SANCHEZ, MEMBER/MANAGER



AARON SANCHEZ

REAL ESTATE TRANSFER TAX

21-NOV-2023



COUNTY:	124.00
ILLINOIS:	248.00
TOTAL:	372.00

31-24-314-026-0000

| 20231101676169 | 0-323-919-824

STATE OF ILLINOIS
COUNTY OF COOK

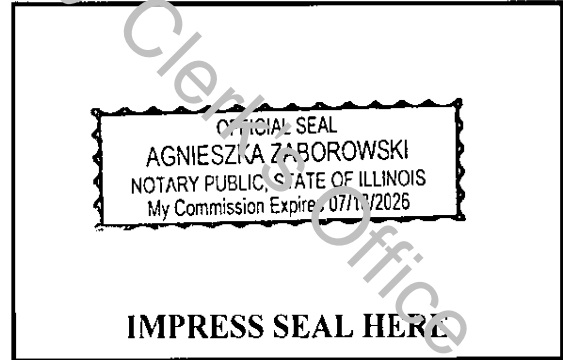
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **CERTIFY THAT AARON SANCHEZ**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary acts, for the uses and purposes therein set forth, including the release and waiver of the right of homestead, if any.

Given under my hand and official seal, this 9 day of Nov, 2023.

Notary Public

My commission expires on: 7/18/26

MAK TO:
ALEXANDRA G. JIMENEZ
209 GRANT ST.
PARK FOREST, IL 60466



Prepared by:

Ashley M. Wilson, Attorney at Law
2315 N. Club Rd.
McHenry, IL 60051
P: (815)-347-9566

****This conveyance must contain the name and address of the Grantee for tax billing purposes:**

(Chap. 55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (Chap. 55 ILCS 5/3-5022).