

UNOFFICIAL COPY

Warranty Deed (ILLINOIS)

Doc#: 2334633031 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/12/2023 09:23 AM Pg: 1 of 2

Dec ID 20231201686440
ST/CO Stamp 1-816-199-216 ST Tax \$165.00 CO Tax \$82.50
City Stamp 0-886-374-448 City Tax: \$1,732.50

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

23161288 1/3

THE GRANTOR Cornel Muresan,
a married man* of the City of Chicago, County of Cook, State of Illinois, for and in
consideration of (\$10.00) TEN and 00/100 DOLLARS and other good and valuable
consideration in hand paid, CONVEYS and WARRANTS to: **83rd ST Land Trust 3404**

all interest in the following described Real Estate situated in the County of Cook, State of
Illinois, to wit:

LOT 607 AND THE EAST 10 FEET OF LOT 608 IN THE SOUTHWEST HIGHLANDS AT 79TH
AND KEDZIE UNIT NUMBER 3, BEING A SUBDIVISION OF THE WEST 1/2 OF THE
NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD
PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws
of the State of Illinois. SUBJECT TO (1) general real estate taxes for 2023 and subsequent
years; and (2) covenants, conditions, and restrictions of record.

Commonly Known As:

3404 W 83rd, Chicago, IL 60652

P.I.N.

19-35-223-054-0000

* This is not Homestead Property



Cornel Muresan, Seller

UNOFFICIAL COPY

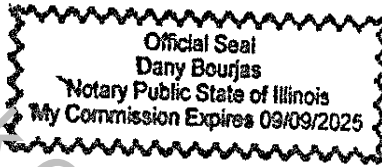
STATE OF ILLINOIS }
 COUNTY OF COOK } SS:



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Cornel Muresan, 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 the said Instrument as his free and voluntary act, for the uses and purposes therein set forth.


Subscribed and sworn to before me
 this 5th day of December 2023.



 Notary Public



REAL ESTATE TRANSFER TAX		01-Dec-2023	
	COUNTY:		82.50
	ILLINOIS:		165.00
	TOTAL:		247.50
19-35-223-054-0000 20231201686440 1-816-199-216			

REAL ESTATE TRANSFER TAX		01-Dec-2023	
	CHICAGO:		1,237.50
	CTA:		495.00
	TOTAL:		1,732.50 *
19-35-223-054-0000 20231201686440 0-886-374-448			
* Total does not include any applicable penalty or interest due.			

This Instrument was prepared by:

Dany Bourjas, Esq.
 BOURJAS LAW LLC
 9759 Southwest Hwy
 Oak Lawn, Illinois 60453

Mail subsequent tax bills to:

83rd ST Land Trust 3404
 9322 S. 51st Ave.
 Oak Lawn, Illinois 60453

Mail this Instrument to:

Dany Bourjas, Esq.
 BOURJAS LAW LLC
 9759 Southwest Hwy
 Oak Lawn, Illinois 60453