

UNOFFICIAL COPY

Doc#: 2335313102 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/19/2023 09:46 AM Pg: 1 of 2

Dec ID 20231101678824
ST/CO Stamp 1-446-903-856 ST Tax \$225.00 CO Tax \$112.50

WARRANTY DEED

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

File No: 23161609

THIS INDENTURE WITNESSETH, that the Grantor, Senegy Crossings LLC, an Illinois Limited Liability Company duly licensed and authorized to conduct business in the State of Illinois, of the County of Will 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, CONVEYS and WARRANTS TO Lynnette Hanley, a single woman, of 7440 S. Eggleston Avenue, Chicago, IL 60621, the following described real estate, to-wit:

LOT 28 AND THAT PART OF LOT 27 LYING NORTHWESTERLY AND ADJOINING A STRAIGHT LINE DRAWN FROM AN IRON STAKE ON THE NORTHEASTERLY LINE OF SAID LOT 27, A DISTANCE OF 10 FEET 2 INCHES NORTHWESTERLY OF THE NORTHEASTERLY CORNER THEREOF TO AN IRON STAKE ON THE SOUTHWESTERLY LINE OF SAID LOT 27, A DISTANCE OF 20 FEET NORTHWESTERLY OF THE SOUTHEASTERLY CORNER THEREOF IN BLOCK 204 IN HARVEY, A SUBDIVISION OF THAT PART OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 7 SOUTH OF THE INDIAN BOUNDARY LINE, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE CHICAGO AND GRAND TRUNK RAILROAD, IN COOK COUNTY, ILLINOIS.


Permanent Real Estate Index Number: 29-07-217-069-0000

Address of Real Estate: 14630 Spaulding Ave, Harvey, IL 60426


Subject to the following restrictions: a) all taxes and special assessments for the year 2023 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 30th Day of November 2023.


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Sidney Ramey, member of Senegy Crossings,
LLC



Nathaniel Williams, member of Senegy
Crossings, LLC



Eugene Slusarczyk, member of Senegy
Crossings, LLC

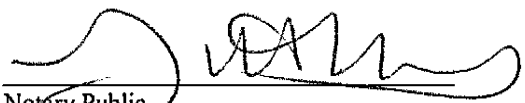
STATE OF ILLINOIS)

COUNTY OF COOK) SS.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT, Sidney Ramey, Nathaniel Williams, and Eugene Slusarczyk, as members of Senegy Crossings LLC - an Illinois Limited Liability Company, are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as having executed the same, 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 the right of homestead.

Given under my hand and Notarial Seal this 30th day of November 2023.





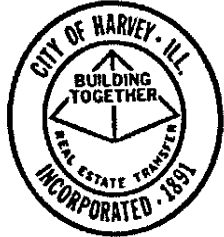
Notary Public

This Instrument was prepared by:
Giorgi & Bonomo, LLC
444 North Michigan Ave Suite 1200
Chicago IL 60611

Future Tax Bills to:
Lynnette Hanley
14630 Spaulding Avenue
Harvey, IL 60426

\$ 225000 ⁰⁰

After recording return document to:
Lynnette Hanley
14630 Spaulding Avenue
Harvey, IL 60426



No. 22445

REAL ESTATE TRANSFER TAX		06-Dec-2023	
COUNTY:	ILLINOIS	112.50	
ILLINOIS:		225.00	
TOTAL:		337.50	

29-07-217-069-0000 | 20231101678824 | 1-446-903-856