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Doc# 2401741286 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/17/2024 04:30 PM Pg: 1 of 3

RETURN AFTER RECORDING:

Brandon A. Stewart
223 Washington Blvd Unit 107
Oak Park, IL 60302

Dec ID 20240101611772
ST/CO Stamp 1-617-257-520 ST Tax \$154.00 CO Tax \$77.00

WARRANTY DEED

Individual to individual

2231626

GRANTOR, Jessie Gordon Royster, widowed and not re-married, by her attorney in fact Marvin Gordon of the Village of Oak Park, County of Cook and State of Illinois, for and in consideration of TEN and 00/100 Dollars (\$10.00), and other good and valuable consideration, the receipt and sufficiency which is hereby acknowledged, CONVEYS, GRANTS and WARRANTS to the

GRANTEE, Brandon A. Stewart, a single person, of 11167 188th Place, Mokena IL 60448, the described real estate situated in the County of Cook, State of Illinois to-wit:

SEE ATTACHED FOR LEGAL DESCRIPTION

SUBJECT TO: Real estate taxes for the year 2023, and thereafter which are not yet due and payable; conditions, covenants and restrictions of record, including those recorded in the Declaration of Condominium at 95638536, building lines, and easements of record, so long as it does not interfere with the current use and enjoyment of the property, and hereby waiving the homestead laws of the State of Illinois.

Permanent Index Number: 16-08-314-043-1007 and 16-08-314-043-1030

Property Address: 222 Washington Blvd., Unit-107, Oak Park, IL 60302
APT.

DATED this 4 day of January, 2024.

Jessie Gordon Royster by her power of attorney
Jessie Gordon Royster by her power of attorney in fact Marvin Gordon

in fact by Marvin Gordon

PRAIRIE TITLE SERVICES
6821 W NORTH AVENUE
OAK PARK, IL 60302

REAL ESTATE TRANSFER TAX

17-Jan-2024



COUNTY:	77.00
ILLINOIS:	154.00
TOTAL:	231.00

16-08-314-043-1007

| 20240101611772 | 1-617-257-520

Real Estate Transfer Tax

\$1,232.00



Oak Park



9684

www.oak-park.us

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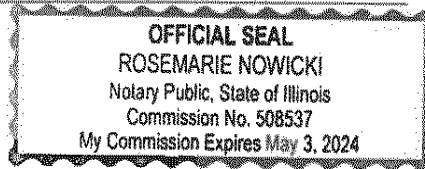
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County in the State aforesaid DO HEREBY CERTIFY that Marvin Gordon the above-named person(s) 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 act for the uses and purposes herein set forth.

Given under my hand and official seal this 4th day of January, 2024

Rosemarie Nowicki

(SEAL)



This document prepared by:
Jodiann N. Pacer, Esq.
824 S Scoville
Oak Park IL 60304

MAIL TO:

SEND FUTURE TAX BILLS to:

Brendon Stewart
222 W. Madison Blvd #4107
Oak Park, IL 60302

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File No: 2231626

EXHIBIT "A"

UNIT 107 AND P-23 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 222 BOULEVARD MANOR CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 95638536, AS AMENDED FROM TIME TO TIME, IN THE SOUTHWEST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 222 Washington Blvd., Unit 107, Oak Park, IL 60302

PERMANENT INDEX NUMBER: 16-08-314-043-1007
16-08-314-043-1030

Property of Cook County Clerk's Office

This page is only a part of a 2016 ALTA® Commitment for Title Insurance issued by Commonwealth Land Title Insurance Company. This Commitment is not valid without the Notice; the Commitment to Issue Policy; the Commitment Conditions; Schedule A; Schedule B, Part I-Requirements; and Schedule B, Part II-Exceptions.

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Commitment for Title Insurance (8-1-2016)
Technical Correction 4-2-2018
Schedule A