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Doc# 2402433485 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/24/2024 04:21 PM Pg: 1 of 3

WARRANTY DEED

WHEN RECORDED MAIL TO:
P&P Home Properties L.L.C.
1321 East Avenue
Berwyn, Illinois 60402

SEND TAX BILLS TO:
P&P Home Properties L.L.C.
1321 East Ave
Berwyn, Illinois 60402

BW23067821 1/1

Dec ID 20240101608495
ST/CO Stamp 1-453-722-672 ST Tax \$268.00 CO Tax \$134.00

Above Space for Recorder's Use Only

The GRANTOR, NewNett I LLC, an Illinois limited liability company, as successor in interest to NewNett Inc., an Illinois corporation, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEY and WARRANT unto the GRANTEE, P&P Home Properties L.L.C., an Illinois limited liability company, of 715 Elmwood Dr Wheaton IL the following described real estate situated in the County of Cook, State of Illinois, to-wit: 60189

LOT 38 IN BLOCK 29 IN THE UNION MUTUAL LIFE INSURANCE COMPANY'S SUBDIVISION OF (EXCEPT THE SOUTH 300 ACRES THEREOF) SECTION 19, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 1321 East Avenue, Berwyn, Illinois 60402

Permanent Index Numbers: 16-19-212-010-0000

Subject only to: general real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

THIS IS NOT A HOMESTEAD PROPERTY:

IN WITNESS WHEREOF, the GRANTOR, Benjamin R. Newton, Managing Member NewNett I LLC, an Illinois limited liability company, as successor in interest to NewNett Inc., an Illinois corporation, has caused his name to be signed to this instrument, dated this 10th of January, 2024.

Benjamin R. Newton, Managing Member
of NewNett I LLC, an Illinois limited liability company,
as successor in interest to NewNett Inc., an Illinois corporation

THE CITY OF BERWYN, ILL. REAL ESTATE
TRANSFER TAX
COLLECTION DEPARTMENT
KE # 21070 01/10/24

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1321 East Avenue
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SEND TAX BILLS TO:
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The GRANTOR, NewNett I LLC, an Illinois limited liability company, as successor in interest to NewNett Inc., an Illinois corporation, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEY and WARRANT unto the GRANTEE, P&P Home Properties L.L.C., an Illinois limited liability company, of 165 E. Inwood Dr. Wheaton, Ill the following described real estate situated in the County of Cook, State of Illinois, to-wit: 60189

LOT 38 IN BLOCK 29 IN THE UNION MUTUAL LIFE INSURANCE COMPANY'S SUBDIVISION OF (EXCEPT THE SOUTH 300 ACRES THEREOF) SECTION 19, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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THIS IS NOT A HOMESTEAD PROPERTY:

IN WITNESS WHEREOF, the GRANTOR, Benjamin R. Newton, Managing Member NewNett I LLC, an Illinois limited liability company, as successor in interest to NewNett Inc., an Illinois corporation, has caused his name to be signed to this instrument, dated this 10 of January, 2024.

Signed with Stavvy:
Benjamin R. Newton
dZMqnfqB15
Benjamin R. Newton, Managing Member
of NewNett I LLC, an Illinois limited liability company,
as successor in interest to NewNett Inc., an Illinois corporation

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that, **Benjamin R. Newton, Managing Member of NewNett I LLC, an Illinois limited liability company, as successor in interest to NewNett Inc., an Illinois corporation,** personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that he signed and delivered the same instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 10 day of January, 2024.

ALISON L. SCHIMPER
Notary Public State Of Florida
Commission Number HH314780
My Commission Expires September 21, 2026

Notarized remotely via audio/video communication using Stavvy

Signed with Stavvy:
Alison L. Schimper
gKMgnsja55

Notary Public

My commission expires: 9/21/2026

REAL ESTATE TRANSFER TAX

24-Jan-2024



COUNTY: 134.00
ILLINOIS: 268.00
TOTAL: 402.00

16-19-212-010-0000

| 20240101608495 | 1-453-721-672

THIS INSTRUMENT WAS PREPARED BY:

Hope F. Geldes
Geldes Law, Ltd.
1922 Home Ave.
Berwyn, Illinois 60402