


UNOFFICIAL COPY

Alltech National Title
File #: 4-24-35712
Date: 2-6-2024



Doc#: 2406828044 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 3/8/2024 10:09 AM Pg: 1 of 2

Dec ID 20240101611962
ST/Co Stamp 0-048-286-256 ST Tax \$305.00 CO Tax \$152.50
City Stamp 1-242-319-408 City Tax \$3,202.50

WARRANTY DEED ILLINOIS STATUTORY

REAL ESTATE TRANSFER TAX 05-Mar-2024
 CHICAGO: 2,287.50
CTA: 915.00
TOTAL: 3,202.50

25-08-103-099-0000 | 20240101611962 | 1-242-319-408
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX 05-Mar-2024
  COUNTY: 152.50
ILLINOIS: 305.00
TOTAL: 457.50
25-08-103-099-0000 | 20240101611962 | 0-048-286-256

(The Above Space for Recorder's Use Only)

THE GRANTOR Diaz Investments, LLC, an Illinois Limited Liability Company, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Raven Johnson, A Single Woman, of 544 W. 87th St. Chicago, IL 60620 in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

Permanent Index Number(s): 25-08-103-099-0000

Property Address: 9526 South Loomis Street, Chicago, IL 60642

Situated in the County of Cook, State of Illinois, to wit:

Lot 11 and the North 1/3 of Lot 12 in Block 1 in Mrs. Hilliard's Subdivision of all that part of Block 3 lying North of the South line of the North 34 feet of Lots 10 and 32 of said Block in Hilliard's and Dobbins 1st Addition to Washington Heights being a Subdivision of the East 1/2 of the Northeast 1/4 of Section 7 and the Northwest 1/4 of Section 8, Township 37 North, Range 14, 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: 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; and general real estate taxes not due and payable at the time of Closing.

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Dated this 23rd day of January, 2024

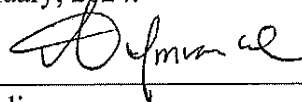
Diaz Investments, LLC, an Illinois Limited Liability Company

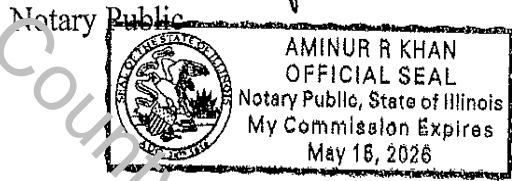
By: 
Jonathan Diaz; Its Sole Member

STATE OF ILLINOIS)
) SS,
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jonathan Diaz, Sole Member of Diaz Investments, LLC 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 it signed, sealed and delivered in the instrument as its 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 23rd day of January, 2024.





THIS INSTRUMENT PREPARED BY
A. Imran Khan
ARK Attorneys, LLC
1000 N. Milwaukee Ave., Suite 100
Chicago, IL 60642

MAIL TO:

Raven Johnson
9526 S Loomis St
Chicago IL 60643

SEND SUBSEQUENT TAX BILLS TO:

Raven Johnson
9526 South Loomis St.
Chicago, IL 60643