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KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/11/2024 2:41 PM Pg: 1 of 3

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ST/Co Stamp 1-085-393-456 ST Tax \$170.00 CO Tax \$85.00

This document prepared by:



Name: Ryan Krueger
Firm/Company: RGK Law Group PC
Address: 2516 Waukegan Road #219
City, State, Zip: Glenview, IL 60025
Phone: 312-498-4586

FIRST AMERICAN TITLE
FILE # 881041264

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29-11-203-055-0000
(Parcel Identification Number)

WARRANTY DEED

THE GRANTOR **L3B HOMES LLC**, AN ILLINOIS LIMITED LIABILITY COMPANY, for valuable consideration of ten dollars (\$10.00) and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto **OMESHA J. NETTLES**, A SINGLE WOMAN, with a current address of 60 N. CENTRAL AVENUE, CHICAGO, IL 60644, hereinafter "Grantee", the following real estate, together with all improvements located thereon, lying in the County of COOK and in the State of Illinois, commonly known as **14628 DORCHESTER AVENUE, DOLTON, IL 60419** and further describer to-wit:

SEE THE ATTACHED EXHIBIT A

VILLAGE OF DOLTON
WATER / REAL PROPERTY TRANSFER TAX No. 27052
ADDRESS 14628 Dorchester
ISSUE 2-29-24 EXPIRES 2-29-24
AMT \$50.00
TYPE Warranty
Village Controller J. Darden

Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way and protective covenants of record, if any.

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WITNESS Grantor's hand this 28th day of ~~March~~ ^{February}, 2024.

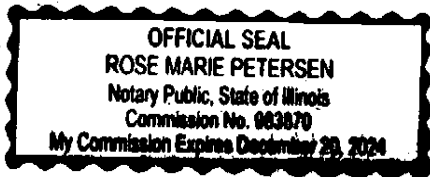
J. Escamilla

Grantor: **L3B HOMES LLC**, by **FRANCISCO J. ESCAMILLA** as **MANAGER**

STATE OF ILLINOIS
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **FRANCISCO J. ESCAMILLA** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered this instrument as his/her/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 28th day of ~~March~~ ^{February}, 2024.



Rose Marie Petersen

Notary Public

MAIL DEED, AFTER RECORDING, TO:

OMESHA J. NETTLES
14628 DORCHESTER AVE
DOLTON, IL 60419

SEND FUTURE TAX BILLS TO:

OMESHA J. NETTLES
14628 DORCHESTER AVENUE
DOLTON, IL 60419

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: Lot 20 in Block 14 in CAL-HARBOR RESUBDIVISION of parts of Blocks 1, 7, 8, 14, 15 and 18 in SHEPARD'S MICHIGAN AVENUE NUMBER 2, being a subdivision of part of the Northeast quarter of Section 11, Township 36 North, Range 14, East of the Third Principal Meridian, according to the plat of said resubdivision recorded August 7, 1956 as Document No. 16661198, in Cook County, Illinois.

Permanent Index #'s: 29-11-203-055-0000

Property Address: 14628 Dorchester Avenue, Dolton, Illinois 60419

Property of Cook County Clerk's Office