

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

The Grantor CHICAGO ASSETS, LLC, an Illinois limited liability company with an office located at 1507 East 53rd Street, City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten Dollars (\$10.00), hereby grants, bargains, sells, and conveys to:

Doc#: 2408220442 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/22/2024 2:38 PM Pg: 1 of 3

Dec ID 20240301651487

ST/Co Stamp 1-600-464-432 ST Tax \$160.00 CO Tax \$80.00

INEZ GLUSAK, single person, who resides at 2124 S. 14th Avenue, Apt G, in the Village of Broadview, County of Cook, State of Illinois, all of the following described land and the improvements thereon situated in the County of Cook, legally described and known as follows:

THE NORTH 1/2 OF LOT 46 AND LOT 47 (EXCEPT THE NORTH 4 FEET THEREOF) IN BLOCK 104 OF HARVEY, A SUBDIVISION IN SECTIONS 6, 7, 8, 17 AND 18, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PIN: 29-17-312-048-0000

STREET ADDRESS: 15703 Ashland Ave. Harvey, IL 60426

together with all and singular the hereditaments and appurtenances thereto; **TO HAVE AND TO HOLD** the same, with the appurtenances thereto, forever.

SAID CONVEYANCE is made subject of all covenants, easements, restrictions, reservations, conditions and rights appearing of record against the above-described property; also **SUBJECT TO** real estate taxes for second installment 2023 and subsequent years.

AND THE SAID party of the first part does hereby covenant with the said parties of the second part that it has not done, or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charges, except as herein recited; and that said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it will warrant and defend.

IN WITNESS WHEREOF, the undersigned has set his hand and seal for and on behalf of CHICAGO ASSETS, LLC., dated this 15th day of March, 2024.

CHICAGO ASSETS, LLC

Ian Atkin (seal)
Ian Atkin, Manager

By Alan L. Wischhover, Attorney in Fact

Alan L. Wischhover Attorney in Fact



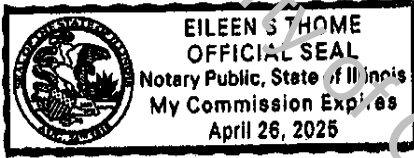
No. 22541

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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 Alan L. Wischhover, Attorney in Fact, for Ian Atkin, Manager, CHICAGO ASSETS, LLC is 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 the said instrument as a free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial seal this 15th day of March, 2024.



Eileen S. Thome

 Notary Public

MAIL RECORDED DEED TO:
 Inez Glusak
 15703 Ashland Ave.
 Harvey, IL 60426

SEND SUBSEQUENT TAX BILLS TO:
 Inez Glusak
 15703 Ashland Ave.
 Harvey, IL 60426

This Instrument prepared by:
 Alan L. Wischhover
 WISCHHOVER & Associates
 11757 Southwest Highway
 Palos Heights, IL 60463
 708-598-4404

Cook County Clerk's Office

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ALTA COMMITMENT FOR TITLE INSURANCE (07-01-2021) EXHIBIT A

ISSUED BY
STEWART TITLE GUARANTY COMPANY

EXHIBIT A

The Land is described as follows:

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Property of Cook County Clerk's Office