



2408510032

Prepared by:
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3601 Algonquin Road, Suite 860
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Doc# 2408510032 Fee \$88.00
ILRHSP FEE:\$10.00 RPRF FEE:\$1.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
DATE: 3/25/2024 3:53 PM
PAGE: 1 OF 6

Mail recorded instrument to:
ACP RealCo LLC
500 W. Superior Street, Unit 1209
Chicago, IL 60654

Send subsequent tax bills to:
ACP RealCo LLC
500 W. Superior Street, Unit 1209
Chicago, IL 60654

41079244
GIT (10F3)

WARRANTY DEED

The Grantors, **Robert Piekarski and Kimberly Piekarski**, husband and wife, having an address of 9972 Hart Street, St. John, Indiana 46213, for and in consideration of TEN AND NO/100'S DOLLARS (\$10.00), and other good and valuable consideration, in hand paid, CONVEY and WARRANT to **ACP RealCo LLC**, an Illinois limited liability company, and its assigns or nominees, having an address of 500 W. Superior Street, Unit 1209, Chicago, Illinois 60654, all interest in the following described Real Estate situated in the County of ~~Will~~ ^{Cook} in the State of Illinois, to wit:

Legal Description – See Exhibit “A” attached hereto.

- Permanent Index Numbers:
- 29-35-201-022-0000 (Parcel 1, Lot 16)
 - 29-35-201-023-0000 (Parcel 1, Lot 15)
 - 29-35-201-024-0000 (Parcel 1, Lot 14)
 - 29-35-201-025-0000 (Parcel 1, Lot 13)
 - 29-35-201-026-0000 (Parcel 1, Lot 12)
 - 29-35-201-027-0000 (Parcel 1, Lot 11)
 - 29-35-201-028-0000 (Parcel 2)
 - 29-35-201-030-0000 (Parcel 3)
 - 29-35-202-012-0000 (Parcel 4, Lot 8)
 - 29-35-202-013-0000 (Parcel 4, Lot 9)
 - 29-35-202-014-0000 (Parcel 4, Lot 10)
 - 29-35-202-033-0000 (Parcel 5)

Address of Real Estate: 17900 Harper Avenue, Lansing, Illinois 60438

THIS IS NOT HOMESTEAD PROPERTY.

Including all improvements of every kind and nature located thereon and all appurtenances belonging thereto (the “Premises”) TO HAVE AND TO HOLD the Premises for the uses and purposes stated herein FOREVER.

UNOFFICIAL COPY

IN WITNESS WHEREOF, the Grantors have signed this Deed on this 19 day of March, 2024.


Robert Piekarski


Kimberly Piekarski

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX

21-Mar-2024



COUNTY:	460.00
ILLINOIS:	920.00
TOTAL:	1,380.00

19-35-201-022-0000

| 20240301654349

| 1-632-839-216

UNOFFICIAL COPY

State of Illinois)
) SS
County of Cook)

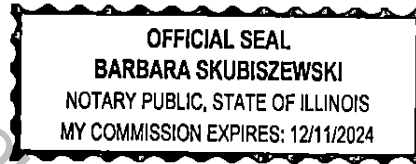
I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Robert Piekarski and Kimberly Piekarski, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 19 day of March, 2024.

Barbara Skubiszewski

NOTARY PUBLIC

My Commission Expires 12-11-24



Property of Cook County Clerk's Office

UNOFFICIAL COPY

EXHIBIT "A"

LEGAL DESCRIPTION

PARCEL 1:

LOTS 11 THROUGH 16 (EXCEPT THE SOUTH 17 FEET OF SAID LOTS) IN BLOCK 2 IN ALLES SOUTH CHICAGO ADDITION, BEING A SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOT 10 (EXCEPT THE SOUTH 17 FEET OF SAID LOTS) IN BLOCK 2 IN ALLES SOUTH CHICAGO ADDITION, BEING A SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3A:

LOT 1 (EXCEPT THAT PART CONVEYED TO CHICAGO AND GRAND TRUNK RAILWAY COMPANY OF ILLINOIS BY DEED RECORDED SEPTEMBER 21, 1891 AS DOCUMENT 1538958) AND LOTS 2 THRU 9, BOTH INCLUSIVE, AND LOT 21 (EXCEPT THE SOUTHWESTERLY 7 FEET OF LOT 21 AS MEASURED AT 90 DEGREES AND PARALLEL TO THE SOUTHWESTERLY LINE OF LOT 21) (AND EXCEPT THE WEST 40 FEET THEREOF) LOTS 22 THROUGH 28, BOTH INCLUSIVE, (EXCEPT THE WEST 40 FEET THEREOF) ALL IN BLOCK 2; ALSO LOTS 22 AND 23 IN BLOCK 1 (EXCEPT THAT PART OF LOT 22 AND 23 DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 22; THENCE NORTHWESTERLY ON THE SOUTHWESTERLY LINE OF LOT 22, A DISTANCE OF 50.60 FEET TO A POINT SAID POINT BEING 50.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF LOTS 22 AND 23; THENCE NORTH ON A LINE 50.00 FEET WEST OF AND PARALLEL TO THE EAST LINE OF SAID LOTS 22 AND 23 A DISTANCE OF 62.18 FEET; THENCE EAST ON A LINE PARALLEL TO THE NORTH LINE OF LOT 23 A DISTANCE OF 50.00 FEET TO THE EAST LINE OF LOT 23; THENCE SOUTH ON THE EAST LINE OF LOTS 22 AND 23 A DISTANCE OF 70.00 FEET TO THE POINT OF BEGINNING), ALSO LOTS 24 THROUGH 27, BOTH INCLUSIVE, IN BLOCK 1, ALL IN ALLES SOUTH CHICAGO ADDITION IN THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3B:

THE NORTH/SOUTH VACATED ALLEY LYING WEST OF AND ADJOINING LOTS 1 THRU 10 AND EAST OF AND ADJOINING LOTS 22 THRU 30 IN BLOCK 1 AND THE NORTH/SOUTH VACATED ALLEY LYING WEST OF AND ADJOINING LOTS 1 THRU 8 AND LYING EAST OF AND ADJOINING LOTS 21 THRU 28 IN BLOCK 2 AND THE NORTH/SOUTH VACATED HARPER STREET LYING WEST OF AND ADJOINING LOTS 22 THRU 30 IN BLOCK 1 AND LYING EAST OF AND ADJOINING LOTS 1 THRU 8 IN BLOCK 2 ALL IN ALLES SOUTH CHICAGO ADDITION IN THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 4:

LOTS 8, 9 AND 10 AND THAT PART OF THE NORTH AND SOUTH VACATED ALLEY SHOWN IN VACATION RECORDED JANUARY 1, 1996 AS DOCUMENT NO. 96009121, ALL IN BLOCK 1 IN ALLES SOUTH CHICAGO ADDITION, A SUBDIVISION OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 5:

ALL OF LOT 6 AND ALL THAT PORTION OF LOTS 4 AND 5 IN BLOCK 1 IN ALLES' SOUTH CHICAGO ADDITION, TOGETHER WITH THE EAST HALF OF THE VACATED ALLEY LYING WEST OF AND ADJOINING SAID LOT 6 AND THAT PORTION OF LOTS 4 AND 5 AFORESAID, IN THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTHWESTERLY OF THE SOUTHERLY RIGHT OF WAY LINE OF THE GRAND TRUNK WESTERN RAILROAD COMPANY, DESCRIBED AS BEING PARALLEL WITH AND DISTANT SOUTHWESTERLY AT RIGHT ANGLES 50 FEET FROM THE CENTERLINE OF SAID RAILROAD COMPANY'S EASTBOUND MAIN TRACK, IN COOK COUNTY, ILLINOIS.

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PARCEL 6:

THE 15 FOOT ALLEY LYING NORTHEASTERLY OF AND CONTIGUOUS TO THE NORTHEASTERLY LINE OF LOTS 10 THROUGH 16, BOTH INCLUSIVE, IN BLOCK 2 IN ALLES SOUTH CHICAGO ADDITION IN THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 7:

THAT PART OF KEEGAN STREET, 33.00 FEET WIDE, LYING SOUTHWESTERLY OF THE SOUTHWESTERLY RIGHT-OF-WAY LINE OF THE CHICAGO AND GRAND TRUNK RAILWAY COMPANY OF ILLINOIS, CONVEYED BY DEED RECORDED SEPTEMBER 21, 1891 AS DOCUMENT 1538958 AND LYING EAST OF THE NORTHERLY PROLONGATION OF THE WEST LINE OF LOT 28, IN BLOCK 2 IN ALLES SOUTH CHICAGO ADDITION IN THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as 17900 Harper Avenue, Lansing, IL 60438

P.I.N. 29-35-201-022-0000 (Parcel 1, Lot 16)
29-35-201-023-0000 (Parcel 1, Lot 15)
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29-35-202-013-0000 (Parcel 4, Lot 9)
29-35-202-014-0000 (Parcel 4, Lot 10)
29-35-202-033-0000 (Parcel 5)

VILLAGE OF LANSING

UNOFFICIAL COPY

Patricia L. Eidam
Mayor

Brian Hanigan
Finance Director



Office of the Finance Director

THIS INSTRUMENT PREPARED BY
AND WHEN RECORDED RETURN TO:

VILLAGE OF LANSING CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Robert & Kimberly Piekarski

9972 Hart Street
St. John, IN 46373

Telephone No.: 708-477-8537

Attorney or Agent: Cathleen Keating

Telephone No.: 708-703-1740

Property Address: 17900 Harper Street
Lansing, IL 60438

Property Index Number (PIN): 29-25-201-030 & 033-0000, 29-35-201-022 thru 028-0000 &
29-35-202-012 thru 014-0000

Water Account Number: 229 8585 00 01 & 229 8587 00 01

Date of Issuance: March 18, 2024

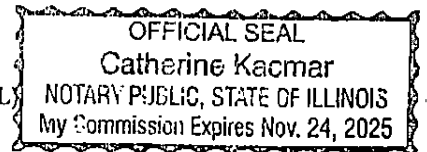
(State of Illinois)
(County of Cook)

This instrument was acknowledged before
me on March 18, 2024 by
Catherine Kacmar.

VILLAGE OF LANSING

By: [Signature]
Village Treasurer or Designee

[Signature] (Signature of Notary Public) (SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.