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WARRANTY DEED
Statutory (Illinois)

Doc#: 2409424011 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 4/3/2024 9:32 AM Pg: 1 of 3

AFTER RECORDING, MAIL TO:
SATURN TITLE, LLC
1030 W. HIGGINS RD.
SUITE 365
PARK RIDGE, IL 60068

Dec ID 20240301666587
ST/Co Stamp 2-145-170-992 ST Tax \$295.00 CO Tax \$147.50

RECORDER'S STAMP

THE GRANTOR(S), Jason Garcia, a SINGLE MAN, of 9725 S Millard Ave, Evergreen Park, 60805 for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, **CONVEYS AND WARRANTS** to Thomas M. Fitzgibbons, a single man of 365 N. Jefferson St, Unit W1504 Chicago, IL 60661, all right, title and interest in the following described real estate situated in the County of Cook, State of Illinois, commonly known as **9725 S Millard Ave, Evergreen Park, 60805** to wit:

See Attached Exhibit A

P.I.N. 24-11-123-010-0000

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Law of the State of Illinois

Subject, however, to the general taxes for the year of 2023 2nd Installment and thereafter, and all Covenants, Restrictions, and Conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Dated: March 30th, 2024



Jason Garcia

No. 6459

Village of Evergreen Park

\$ 147500

Robert

Address: 9725 S Millard

Real Estate Transaction Stamp

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STATE OF ILLINOIS)
)
COUNTY OF COOK) SS.

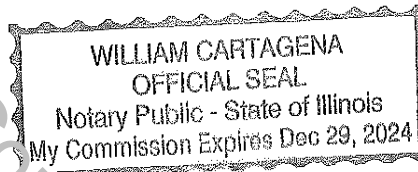
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that, **Jason Garcia**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said 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 official seal, this 30 day of March, 2024



Notary Public

Commission expires: 12/29/21



PREPARED BY:

William I. Cartagena
Attorney at Law
1910 N Hoyne Ave
Chicago, Illinois 60647

MAIL TAX BILL TO:

Thomas Fitzgibbons
9725 S. Millard
Evergreen Park, IL 60805

MAIL RECORDED DEED TO:

Law office of Julie K. Lawler
7808 W. College Dr.
45E
Palos Heights, IL 60463

Property of Cook County Clerk's Office

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Legal Description

LOT 35 IN BLOCK 9 IN A. G. BRIGGS AND COMPANY'S CRAWFORD GARDENS THIRD ADDITION, BEING A SUBDIVISION OF THE NORTH 60 ACRES OF THE EAST 1/2 OF THE NORTHWEST QUARTER OF SECTION 11, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED NOVEMBER 24, 1926 AS DOCUMENT 9476972, IN COOK COUNTY, ILLINOIS.

FOR INFORMATIONAL PURPOSES ONLY:

Address: 9725 S Millard Ave., Evergreen Park, IL 60805

PIN #: 24-11-123-010-0000

PIN #:

PIN #:

Township: Worth

Property of Cook County Clerk's Office