

# UNOFFICIAL COPY



## WARRANTY DEED (ILLINOIS)

24-154385-PTG 1 of 2

RETURN TO:

Mark J. Kmiecik  
1288 Rickert Dr Ste 301  
Naperville IL 60540

**GRANTEE AND**

SEND SUBSEQUENT TAX BILLS TO:

Debbie J Henderson  
319 Neola St  
Park Forest IL 60466

Doc# 2409607017 Fee \$88.00

ILRHSP FEE:\$18.00 RPRF FEE:\$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

DATE: 4/5/2024 3:48 PM

PAGE: 1 OF 2

THE GRANTOR, No Roots Properties, LLC, f/k/a Straight A Properties, LLC, an Illinois limited liability company, of Crete IL, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid, convey and warrant unto Debbie J Henderson, ~~and Susan Henderson, unmarried man~~ *\* an unmarried woman* all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

*\*\* as joint tenants*

LOT 31 IN BLOCK 38 IN VILLAGE OF PARK FOREST AREA NO. 3, BEING A SUBDIVISION IN SECTION 36, TOWNSHIP 35 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED IN THE RECORDER'S OFFICE OCTOBER 31, 1950 AS DOCUMENT NUMBER 14940342, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** general real estate taxes not due and payable at the time of closing; special assessments, if any; covenants, conditions and restrictions of record; and building lines and easements if any provided they do no interfere with the current use and enjoyment of the real estate.

Permanent Index Number(s): 31-36-303-007-0000  
Property Address: 319 Neola St Park Forest IL 60466

The grantor hereby waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois providing for the exemption of homesteads or real estate from sale on execution or otherwise.

IN WITNESS WHEREOF, the grantor aforesaid has hereunto set their hands and seals this 29<sup>th</sup> day of March, 2024.

David Campbell, Manager  
No Roots Properties, LLC

REAL ESTATE TRANSFER TAX		05-Apr-2024
COUNTY:	68.00	
ILLINOIS:	136.00	
TOTAL:	204.00	

31-36-303-007-0000 | 20240401670400 | 1-627-213-360

6800000000

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STATE OF ILLINOIS )  
 ) SS  
COUNTY OF DUPAGE )

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that David Campbell, 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 his 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 29<sup>th</sup> day of March, 2024.

(SEAL)



Rachel P. McConnell  
Notary Public

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This instrument was prepared by:  
Jason W. Hammer  
Law Offices of Jason W. Hammer  
5330 Main St Ste 200  
Downers Grove IL 60515