

UNOFFICIAL COPY

Doc#: 2410002148 Fee: \$107.00
KAREN A. YARBROUGH
COOK COUNTY CLERK'S OFFICE
Date 4/9/2024 2:50 PM Pg: 1 of 2

Dec ID 20240401671241
ST/Co Stamp 1-154-461-232 ST Tax \$96.00 CO Tax \$48.00
City Stamp 0-336-965-168 City Tax \$1,008.00

4107983865
WARRANTY DEED

GIT

THIS INDENTURE WITNESSETH, that the Grantor(s), Akinwale Noibi *and* Dianne Noibi, husband and wife, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations, the receipt of which is hereby acknowledged, CONVEY(S) and WARRANT(S) TO **AUGUST WEST INVESTMENT LIMITED**, a corporation created and existing under and by virtue of the laws of the State of Illinois, the following described real estate, to-wit:

LOT 9 IN RESUBDIVISION OF LOTS 1 TO 7 INCLUSIVE IN BLOCK 3, LOTS 5 TO 10 INCLUSIVE IN BLOCK 5 AND LOTS 1 TO 8 INCLUSIVE IN BLOCK 6 ALL IN NEW ROSELAND BEING A SUBDIVISION OF PART OF FRACTIONAL SECTION 33, NORTH OF INDIAN BOUNDARY LINE AND SOUTH OF FRACTIONAL SECTIONS 28 AND 33 SOUTH OF THE INDIAN BOUNDARY LINE, IN TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Numbers: 25-33-105-074-0000

Address of Real Estate: 537 W. 127th Street, Chicago, Illinois 60628

Subject to the following restrictions: a) all taxes and special assessments now due and payable after this date; b) zoning laws and ordinances; c) covenants, conditions, restrictions of record and easements for the use of public utilities; d) roads and highways; situated in, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

REAL ESTATE TRANSFER TAX

08-Apr-2024



COUNTY: 48.00
ILLINOIS: 96.00
TOTAL: 144.00

25-33-105-074-0000

| 20240401671241 | 1-154-461-232

REAL ESTATE TRANSFER TAX

08-Apr-2024



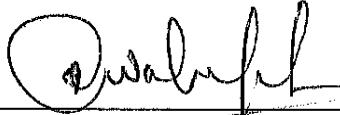
CHICAGO: 720.00
CTA: 288.00
TOTAL: 1,008.00 *

25-33-105-074-0000 | 20240401671241 | 0-336-965-168

* Total does not include any applicable penalty or interest due.

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Dated this 3rd day of April, 2024 by:



(SEAL) AKINWALE NOIBI

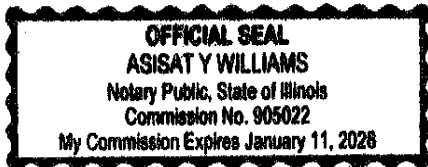


(SEAL) DIANNE NOIBI

STATE OF ILLINOIS)
COUNTY OF COOK) ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY THAT AKINWALE NOIBI *and* DIANNE NOIBI, personally known to me to be the same person whose names is subscribed to the foregoing instrument, as having executed the same, 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 use and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and Notarial Seal this 3rd day of April, 2024


Notary Public

This Instrument was prepared by:
Williams Law Office
10340 S. Western Ave Suite 2A
Chicago IL 60643

Future Tax Bills to:

August West Investment Limited
5727 S. Cermak Road
Cicero, IL 60804

After recording return document to:

August West Investment Limited
5727 S. Cermak Road
Cicero, IL 60804