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WARRANTY DEED ILLINOIS STATUTORY

Doc#. 2410202004 Fee: \$107.00 KAREN A. YARBROUGH COOK COUNTY CLERK'S OFFICE Date 4/11/2024 9:06 AM Pg: 1 of 3

Dec ID 20240401675288 ST/Co Stamp 1-264-721-456 ST Tax \$305.00 CO Tax \$152.50

THE GRANTOR (NAME AND ADDRESS)

Marcus Mosthof 6420 Lane Court Willowbrook, IL 60527

27

Fidelity National Title



(The Above Space for Recorder's Use Only)

THE GRANTOR M&M Properties Design, Inc. of 6420 Lane Court, Willowbrook, IL 60527 for and in consideration of TEN AND 00/.00 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVLY3 AND WARRANTS to Raul Ramirez, Married models of 1432 S 50th Ct., Cicero, IL 60804, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 12 IN BLOCK 3 IN PARKHOLME, A SUBDIVISION OF BLOCK 14 IN GRANT LAND ASSOCIATIONS RESUBDIVISION OF SECTION 21, TOWNSHIP (9 MORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 16-21-405-032-0000

Property Address: 1622 S 49th Ave., Cicero, IL 60804

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

SUBJECT TO: covenants, conditions and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Dated this _____ day of ____

Marcus Mosthof, duly authorized representative for

M&M Properties Design, Inc.

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STATE OF ILLINOIS)
) SS
COUNTY OF WILL)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Marcus Mosthof 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 in the 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 notarial seal, this 9th day of Vec

Notary Public

SEBASTIAN HURTADO Official Seal Notary Public - State of Illinois My Commission Expires Aug 21, 2021

THIS INSTRUMENT PREPARED BY Gary K. Davidson Castle Law

1 Fairlane Drive Joliet, IL 60435

Dennis Molan

Mai TO/Grantees Addin SEND SUBSEQUENT TAX BILLS TO:

Raul Ramirez 1622 S 49th Ave. Cicero, IL 60804 2410202004 Page: 3 of 3

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| COUNTY: 152.50 | ILLINOIS: 305.00 | TOTAL: 457.50 | 16-21-405-032-0000 | 20240401675288 | 1-264-721-456 |

Property of Cook County Clerk's Office