

# UNOFFICIAL COPY

Warranty DEED  
ILLINOIS STATUTORY

CP 23-9400001/1

Doc#: 2410702194 Fee: \$107.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
Date 4/16/2024 12:03 PM Pg: 1 of 2

Dec ID 20240401672021  
ST/Co Stamp 0-884-212-016 ST Tax \$285.00 CO Tax \$142.50

THE GRANTOR(S) Lex Alexander, a married man and Robert B. Bialk, a married man, of the City of Chicago, County of Cook, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrant(s) to ~~PROPER~~ 10148 PACIFIC LLC, an Illinois limited liability company, of 10148 Pacific Ave., Franklin Park, IL 60131, of the County of Cook, all interest in the following described Real Estate situated in Cook County, in the State of Illinois, to wit:

THE WEST .50 FEET OF LOT 14 (MEASURED AT RIGHT ANGLES) AND ALL OF LOTS 15 AND 16 IN BLOCK 41 IN THIRD ADDITION TO FRANKLIN PARK SUBDIVISION OF THE SOUTH 1/2 OF SECTION 21 AND THE WEST 1/2, OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

THIS IS NOT HOMESTEAD PROPERTY TO SELLER'S SPOUSES



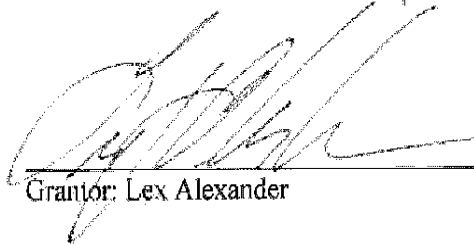
**SUBJECT TO:**

Building lines and building restrictions of record; zoning and building laws and ordinances; public and utility easements Covenants and restrictions of record, if any; real estate taxes for 2022 second installment and subsequent years.

Permanent Real Estate Index Number(s): 12-21-307-020-0000

Address(es) of Real Estate: 10148 Pacific Avenue, Franklin Park, IL 60131

Dated this 1<sup>st</sup> day of April, 2024

  
Grantor: Lex Alexander

  
Grantor: Robert B. Bialk

PROPER TITLE, LLC

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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, CERTIFY THAT Lex Alexander, a married man and Robert B. Bialk, a married man, personally known to me to be the same person(s) whose name(s) 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 1<sup>st</sup> day of April, 2024



(Notary Public)

**Prepared By:**

Angela Koconis-Gibson  
Attorney At Law  
4854 N. Kedvale  
Chicago, IL 60630

**Mail To:**

SWINGMASTER LLC  
11415 MELROSE AVE  
FRANKLIN PARK IL 60131  
*Name & Address of Taxpayer:*

SWINGMASTER LLC  
11415 MELROSE AVE  
FRANKLIN PARK IL 60131

Priority of Cook County Clerk's Office