

UNOFFICIAL COPY

Doc#: 2413626189 Fee: \$107.00

CEDRIC GILES *

COOK COUNTY CLERK'S OFFICE

Date 5/15/2024 12:25 PM Pg: 1 of 4

Dec ID 20240401671671

ST/Co Stamp 1-551-884-592 ST Tax \$101.50 CO Tax \$50.75

WARRANTY DEED

Individual

Mail To & Tax Bills:

~~MAIL TAX BILL TO:~~

RAINTREE INVESTMENTS

~~510 E. 144th Street~~

~~Dolton, Illinois 60419~~

5 S Washington St.
#301
Naperville, IL 60566

THE GRANTOR, ERIC BROWN, a(n) MARRIED MAN, of 510 E. 144th Street, Dolton, Illinois 60419, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEYS AND WARRANTS to RAIN TREE INVESTMENTS LLC, an Illinois limited liability company of 5 S Washington St., 301, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit: Naperville, IL 60566

SEE ATTACHED EXHIBIT A

Permanent Index Number: 29-03-311-015-0000

Property Address: 510 E. 144th Street, Dolton, Illinois 60419

NOT HOMESTEAD PROPERTY

Subject, however, to the general real estate taxes not due and payable at the time of Closing, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

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

VILLAGE OF DOLTON
WATER / REAL PROPERTY TRANSFER TAX No. 27381
ADDRESS 544 E. 144th St
ISSUE 5-10-2024 EXPIRED 6-10-2024
AMT 50.00
TYPE Warranty Deed
VILLAGE COMPTROLLER

FIDELITY NATIONAL TITLE OC23021529

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DATED this 4th day of April, 2024.

Eric Brown

ERIC BROWN

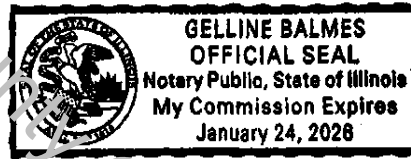
STATE OF ILLINOIS)
) SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **ERIC BROWN**, 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 notarial seal this 4th day of April, 2024.

Gelline Balmes
Notary Public

PREPARED BY:
Berardi and Associates, LLC
Attorney Mark M. Berardi
14919 Founders Crossing
Homer Glen, Illinois 60491



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Exhibit "A" – Legal Description

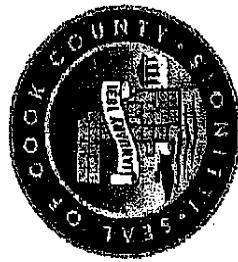
**LOT 24 IN BLOCK 9 IN MAURER'S FIRST ADDITION TO DOLTON, BEING THAT PART OF THE
NORTHEAST 1/4 OF THE
SOUTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 3,
TOWNSHIP 36 NORTH, RANGE
14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTHWESTERLY OF THE
PITTSBURG, CINCINNATI,
CHICAGO AND ST. LOUIS RAILROAD, AND EAST OF THE CHICAGO AND EASTERN
RAILROAD, IN COOK COUNTY,
ILLINOIS.**

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REAL ESTATE TRANSFER TAX

19-Apr-2024



COUNTY:

50.75

ILLINOIS:

101.50

TOTAL:

152.25

29-03-311-015-0000

20240401671671

1-551-884-592

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