

UNOFFICIAL COPY



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Warranty Deed
LLC TO INDIVIDUAL(S)

ILLINOIS

Doc#: 0817034109 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/18/2008 02:05 PM Pg: 1 of 3

0806001
EXETER TITLE COMPANY — FILE #
Phone (312) 641-1244 Fax (312) 641-1241

Above Space for Recorder's Use Only

THIS AGREEMENT between QuickDrawProperties LLC a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and (Name and Address of Grantee-s) Anais Fowler, a(n) (un)married woman, of _____, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of Managers of said company, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit: *(see legal description rider attached as page 3 hereto).*

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part Anais Fowler, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND,

SUBJECT to: General Taxes for the year 2007 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 25-04-328-037-0000

Address(es) of Real Estate: 9413 South Parnell, Chicago, Illinois, 60620

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The date of this deed of conveyance is June 17, 2008.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its name to be signed these presents by its Manager, on the date stated herein.

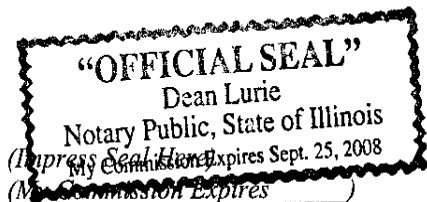
QUICK DRAW PROPERTIES, LLC

By: Edward Enright Manager

(Impress Corporate Seal Here)

State of Illinois
County of Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Edward Enright personally known to me to be the Manager of QuickDrawProperties LLC an Illinois limited liability company, and 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 as such Manager, he signed and delivered the said instrument and caused the Corporate Seal of said corporation to be affixed thereto, pursuant to authority given by the board of Manager of said company, as his free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.



Given under my hand and official seal June 17, 2008

Notary Public


This instrument was prepared by: Dean Lurie Stone Pogrud & Korey LLC 1 E Wacker Drive, #2610 Chicago, IL 60601	Send subsequent tax bills to: Anais Fowler 9413 South Parnell Chicago, Illinois, 60620	Recorder-mail recorded document to:
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Exhibit "A"

THE SOUTH 30 FEET OF THE NORTH 149.7 FEET OF BLOCK 2 IN BROCKWAY ADDITION TO SOUTH ENGLEWOOD, BEING A SUBDIVISION OF THE EAST 5 ACRES OF THE SOUTH 1/2 OF THE WEST 30 ACRES OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 4, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


PIN # 25-04-328-037-0000

City of Chicago  Real Estate
 Dept. of Revenue Transfer Stamp
 554924 \$1,522.50
 06/18/2008 12:21 Batch 04198 56

STATE TAX  STATE OF ILLINOIS
 JUN. 18.08
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE

REAL ESTATE TRANSFER TAX
00145.00
FP 103037

0000037898

COUNTY TAX  COOK COUNTY
 REAL ESTATE TRANSACTION TAX
 JUN. 18.08
 REVENUE STAMP

REAL ESTATE TRANSFER TAX
00072.50
FP 103042

0000043367