

WARRANTY DEED
STATUTORY (ILLINOIS)
(LIMITED LIABILITY COMPANY
TO INDIVIDUAL)

RTC 70565-293



Doc#: 0824711162 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 09/03/2008 02:45 PM Pg: 1 of 3

THE GRANTOR, 4654-60 N. SPAULDING, LLC, an Illinois 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, for and in consideration of the sum of TEN (\$10.00) and 00/100 DOLLARS and other good and valuable consideration, in hand paid and pursuant to the authority of the Managing Member of said Limited Liability Company, CONVEYS AND WARRANTS TO:

Beth Ann Bird
1714 W. School Street
Chicago, Illinois 60657

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED
HERETO AND MADE A PART HEREOF AS EXHIBIT A.

PIN: 14-18-329-003-0000

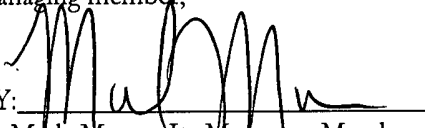
Common Address: 2153 W. Cuyler, Chicago, Illinois 60618

SUBJECT TO the following none of which shall prohibit or limit the use of the property as a single-family residence: (1) real estate taxes not yet due and payable; (2) applicable zoning and building laws or ordinances; (3) utility easements, covenants, conditions, restrictions, easements, and agreements of record.

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Managing

Member this 25 day of August, 2008.

4654-60 N. Spaulding, LLC, an Illinois
Limited Liability Company,
BY: JMM Developments, LLC, an Illinois Limited
Liability Company, Its Managing Member
By: M&M Property Investments, LLC its
managing member,

BY: 
Marla Mason, Its Managing Member



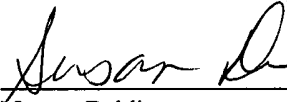
UNOFFICIAL COPY

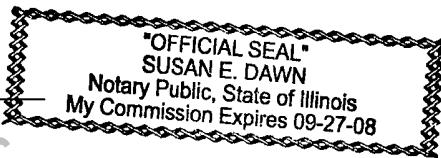
STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Marla Mason, Managing Member of M&M Property Investments, LLC, managing member of JMM Developments, LLC, the Managing Member of 4654-60 N. Spaulding, LLC, 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 Managing Member that she signed, sealed and delivered the said instrument pursuant to authority given by the Managing Member as her free and voluntary act, for the uses and purpose therein set forth.

Given under my hand and official seal, this 25 day of August, 2008.

My commission expires:


Notary Public



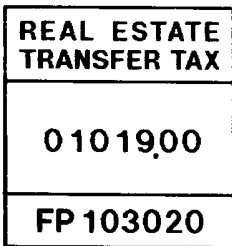
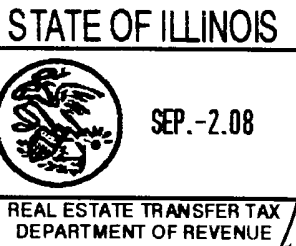
This Instrument was prepared by Panter, Dawn & Associates, 70 W. Madison, Suite 610, Chicago, IL 60602.

After recording
Mail to:

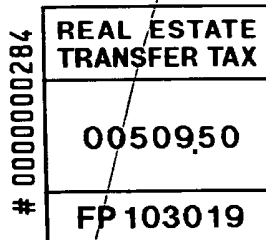
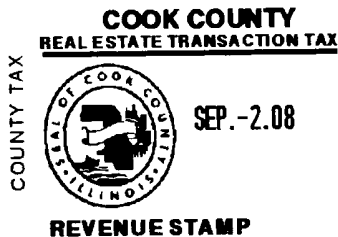
Send subsequent tax bills to:

Shane Mowery
~~2010 W. Potomac, #D~~
~~Chicago, Illinois 60602~~
2448 W. Augusta #2
Chicago, IL 60622

Beth Ann Bird
2153 W. Cuyler
Chicago, Illinois 60618



City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
561784 \$10,699.50
09/02/2008 14:54 Batch 00721 91



PROPERTY LEGAL DESCRIPTION

UNOFFICIAL COPY

LOT 131 IN RUDOLPH'S SUBDIVISION OF BLOCKS 10 AND 11 OF W.B. OGDEN'S SUBDIVISION OF THE SOUTHWEST ¼ OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER:

14-18-329-003

Property of Cook County Clerk's Office