1400 Renaussance Sr Hzo3
Parale Rishe IL 60068

Doc#: 0936203054 Fee: \$38.00 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds

Date: 12/28/2009 04:00 PM Pg: 1 of 2

GIT

4398264

(The Above Space For Recorder's Use)

WARRANTY DEED

THIS INDENTURE, made this ______ day of ______, 2009 between Franklin Construction Real Estate, LLC 2533 Cortlan i, a limited liability company licensed to do business in the State of Illinois, 2553 W. Cortland, Chicago, Il 60647 created and existing under and by virtue of the laws of State of Illinois, and duly authorized to transact business in the State of Illinois, as GRANTOR, 2535 West Cortland, LLC, an Illinois limited liability company, as Grantee,

WITNESSTH, the Grantor, in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVE (S) the receipt whereof is hereby acknowledged, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all of the following described real estate, situated in the County of Cook, State of Illinois and described as follows, to wit:

LOT 1 IN DYMOND'S SUBDIVISION OF THE WEST 1/2 OF BLOCK 3 IN JOHNSTON'S SUBDIVISION OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MARIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 13-36-413-012-0000 ADDRESS OF PROPERTY: 2533 W. Cortland, Chicago, Il 60647

- 1. Real estate taxes not yet due and payable and for subsequent years;
- 2. Public and utility easements;
- 3. Covenants, conditions, restrictions of record as to use and occupancy
- 4 Applicable zoning and building laws, ordinances and restrictions;
- 5. Roads and highways, if any, and
- 6. acts done or suffered by the Grantee

TO HAVE AND TO HOLD the same unto said Grantee, and to the proper use, benefit and behalf, forever, of said Grantee.

IN WITNESS WHEREOF, Grantor has caused its name to be signed the date and year first above written

COUNTY OF COOK

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UNOFFICIAL COPY

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Phillip A. Koerner, the Manager of Franklin Construction Real Estate, LLC 2533 Cortland., an Illinois limited liability company, 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

Given under my hand and notary seal, this ______ day of ______ (2009

NOTARY PUBL

This Deed was prepared by: David Chaiken, 111W. Washington, Chicago,

OFFICIAL SEAL
DAVID CHAIKEN
6NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPINES:07/29/13

Send Subsequent tay bills to:

2535 W GOZZIMA LLC

2847 1) PULASIG

Miago 11 6864



