

# UNOFFICIAL COPY



Chicago Title Insurance Company

**WARRANTY DEED  
ILLINOIS STATUTORY  
(Individual to LLC)**



1116418046

Doc#: 1116418046 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 06/13/2011 04:51 PM Pg: 1 of 3



Property of Cook County Clerk's Office

**THE GRANTOR**, Shankar B. Iyer and Mark L. Verschuur as joint tenants, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, **CONVEY(S)** and **WARRANT(S)** to 900 W ROSCOE 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,

(GRANTEE'S ADDRESS) 33 W. Monroe St, Suite 2200 Chicago, IL 60603

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

LOT 119 IN FEINBERG'S SHERIDAN DRIVE ADDITION, A SUBDIVISION OF LOT 3 AND THE SOUTH 49 FEET OF LOT 2 IN PARTITION OF THE NORTH 3/4 OF THE EAST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** Real estate taxes for the year 2009 and subsequent years.

Permanent Real Estate Index Number(s): 14-20-413-051-0000  
Address(es) of Real Estate 900 W. Roscoe St., Chicago, IL 60657

THIS IS NOT HOMESTEAD PROPERTY AS TO EITHER GRANTOR.

In Witness Whereof, said party of the first part has caused its name to be signed to these presents this \_\_\_\_\_ day of November, 2010.

Shankar B. Iyer

Mark L. Verschuur

City of Chicago  
Dept. of Revenue  
612480



Real Estate  
Transfer  
Stamp

\$0.00

6/13/2011 16:42

dr00191

Batch 3,004,712

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STATE OF ILLINOIS, COUNTY OF \_\_\_\_\_ ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY**, that Shankar B. Iyer and Mark L. Verschuur, personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 4 day of February 10 2011



Diane Doyle (Notary Public)

*Prepared By:* Gregory Catrambone  
101 E. St. Charles Rd.  
Villa Park, IL 60181  
630-993-1191

*Mail To:*  
Shankar B. Iyer  
1249 W. Eddy St  
Chicago, IL 60657

*Name & Address of Taxpayer:*  
900 W. Roscoe LLC  
c/o Shankar B. Iyer  
1249 W. Eddy St  
Chicago, IL 60657

EXEMPT PURSUANT TO 35 ILCS 200/31-45 (E)  
REAL ESTATE TRANSFER TAX LAW.

DATE: 2-4-11

[Signature]

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 2-4-11

Signature *[Handwritten Signature]*  
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE  
ME BY THE SAID \_\_\_\_\_  
THIS 4 DAY OF February,  
2011.

NOTARY PUBLIC *[Handwritten Signature]*



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated 2-4-11

Signature *[Handwritten Signature]*  
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE  
ME BY THE SAID \_\_\_\_\_  
THIS 4 DAY OF February,  
2011.

NOTARY PUBLIC *[Handwritten Signature]*



Note: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]