

UNOFFICIAL COPY



12034421270

Warranty Deed
Statutory (Illinois)
Corporation to LLC

Doc#: 1203442127 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee:\$10.00
Cook County Recorder of Deeds
Date: 02/03/2012 02:18 PM Pg: 1 of 2

120161900896

Property of Cook County Clerk's Office

The GRANTOR, **2536 AUGUSTA, INC.**, an Illinois corporation, a corporation 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 Ten & 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Directors of said corporation, **CONVEYS and WARRANTS** to

GREEN TEA ESTATES LLC, a Delaware Limited Liability Company, of 19 William St., #3H
Fleetwood, NY 10552

a Delaware Limited Liability Company, created and existing under and by virtue of the Laws of the State of Delaware, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

Lot 2 in Leo Kuklin's Subdivision of the East 15 feet of Lot 30 and all of Lots 31, 32, 33, 34 and the West 1/2 of Lot 35 in Lehmer's Subdivision of the South 1/2 of the South 1/2 of the West 1/2 of the Northeast 1/4 of the Southeast 1/4 of Section 1, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO: General real estate taxes for 2011 and subsequent years.

Permanent Real Estate Index Number(s): 16-01-414-045-0000

Address(es) of Real Estate: 2536 W. Augusta Blvd., Chicago, IL 60622

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its President and Secretary, this 25th day of January, 2012.

Attorneys' Title Guaranty Fund, Inc.
1 S. Wacker Dr., STE 2400
Chicago, IL 60606-4650
Attn: Search Department

2536 AUGUSTA, INC., an Illinois corporation

By:

Vadim Davidiouk, Its President/Secretary

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State of Illinois)
)
County of Cook) ss.

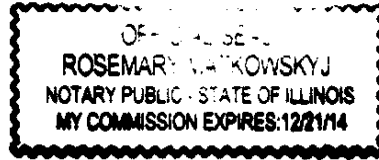
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that VADIM DAVIDIOUK, personally known to me to be the President and Secretary of 2536 AUGUSTA, INC., an Illinois corporation, and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such President and Secretary, he signed and delivered the said instrument pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of corporation, for the uses and purposes therein set forth

Given under my hand and seal, this 25th day of January, 2012.



Commission expires: 12-31-2014

Rosemary Matkowskyj
Notary Public

This instrument prepared by: Law Offices of Kulas & Kulas, P.C., 2329 W. Chicago Ave., Chicago, Illinois 60622




REAL ESTATE TRANSFER 02/02/2012

		COOK	\$357.50
		ILLINOIS:	\$715.00
		TOTAL:	\$1,072.50

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REAL ESTATE TRANSFER 02/02/2012

	CHICAGO:	\$5,362.50
	CTA:	\$2,145.00
	TOTAL:	\$7,507.50

16-01-414-045-0000 | 20120101602525 | E96R3G

Mail to:
Steven R. Felton, Esq.
2220 W. North Ave.
Chicago, Illinois 60647

Send subsequent tax bills to:
Green Tea Estates LLC
19 William St., #3H
Fleetwood, NY 10552