

UNOFFICIAL COPY

WARRANTY DEED



Doc#: 12041041568 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 02/10/2012 01:25 PM Pg: 1 of 2

THE GRANTOR SABRE

PROPERTIES 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, for and in consideration of Ten & no/100ths (\$10.00) Dollars, and other valuable consideration in hand paid,

CONVEYS and WARRANTS to

WALLEN DEVELOPMENT GROUP LLC, an Illinois Limited Liability Company located in Northbrook, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: LOT 25 IN REGENTS PARK SUBDIVISION BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST FRACTIONAL 1/4 OF SECTION 36, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED AUGUST 5, 2003 AS DOCUMENT NUMBER 0321718075.

PARCEL 2: EASEMENT FOR INGRESS AND EGRESS OVER AND UPON W. WALLEN AVENUE (PRIVATE STREET) FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN THE PLAT OF REGENTS PARK SUBDIVISION RECORDED AUGUST 5, 2003 AS DOCUMENT NUMBER 0321718075 AND AS CREATED BY THE DEED RECORDED JUNE 16, 2004 AS DOCUMENT 0416811189.

P.I.N. # 10-36-300-041-0000

Address of Real Estate: 3117 W. Wallen, Chicago, IL 60626


DATED this 17 day of November, 2011.

REAL ESTATE TRANSFER 02/07/2012



CHICAGO:	\$487.50
CTA:	\$195.00
TOTAL:	\$682.50

10-36-300-041-0000 | 20120201600709 | NH69BL



Sabre Properties, LLC
by Tax Group Inc., a Delaware Corporation, its Manager,
Jeffrey Strange as attorney in fact

(SEAL)

REAL ESTATE TRANSFER 02/07/2012



COOK	\$32.50
ILLINOIS:	\$65.00
TOTAL:	\$97.50

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BOX 333-CT

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State of Illinois)
County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Jeffrey Strange, personally known to me to be the Manager of Tax Group Inc., a Delaware 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 severally acknowledged that as such he signed, sealed, 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 Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes set forth.

Given under my hand and official seal, this 17 day of November, 2011

Elisabeth A. Clark
NOTARY PUBLIC

This instrument was prepared by:
Jeffrey Strange & Associates
717 Ridge Road
Wilmette, IL 60091



When recorded, Mail to:

Wallen Development Group LLC
425 Huehl Rd # 4B
Northbrook IL 60062