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201215309



Doc#: 1211026170 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee:\$10.00  
Cook County Recorder of Deeds  
Date: 04/19/2012 10:45 AM Pg: 1 of 3

WARRANTY DEED

THE GRANTOR, 315 ESSEX, LLC,  
a Limited Liability Company 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 dollars (\$10.00) and other valuable  
consideration in hand paid, and pursuant to  
authority given by the Board of  
Directors of said Corporation,  
CONVEYS AND WARRANTS to:

CHRISTOPHER KRUBERT AND  
TIFFANY KRUBERT, as husband and wife,  
not as joint tenants or tenants in common,  
but as TENANTS BY THE ENTIRETY,  
all interest in the following described  
Real Estate situated in the County of  
Cook in the State of Illinois:

SEE ATTACHED LEGAL DESCRIPTION

Subject to: 1) General Real estate taxes for the year 2011 and going forward; (2) applicable zoning and building laws, building and building line restrictions and ordinances, none of which shall be violated by the Property; (3) acts done or suffered by Purchaser or any one claiming by, through or under Purchaser; (4) recorded utility easements, if any, provided the same do not underlie any improvements located on the Property; and (5) liens and other matters of title over which the Title Insurer is willing to insure without cost to Purchaser.

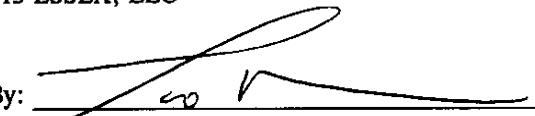
TO HAVE AND TO HOLD said premises forever.

Permanent Index Number(s): 05-27-101-005-0000

Address of the Real Estate: 315 Essex Road, Kenilworth Illinois 60043

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its member, attested by its secretary, as of the 19th day of April, 2012.

315 ESSEX, LLC

By:   
Leo Birov, Member

BOX 333-CP

S Y  
P 3  
S N  
SC Y  
INT Y

# UNOFFICIAL COPY

STATE OF ILLINOIS        }  
                                       }SS.  
 COUNTY OF COOK         }

The undersigned Notary Public, in and for the County in the State aforesaid, DOES HEREBY CERTIFY, that LEO BIROV, personally known to me to be a member of 315 ESSEX, LLC, 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 member and secretary he signed 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 therein set forth.

Given under my hand and official seal, this \_\_\_ day of April, 2012.

*Elfrida Muller*  
 \_\_\_\_\_  
 NOTARY PUBLIC

Commission expires:



This instrument prepared by:  
 Victoria A. Birov, Esq.  
 1741 Harding Road  
 Northfield, Illinois 60093

**AFTER RECORDING THIS INSTRUMENT SHOULD BE SENT TO:**  
 Michael A. Alesia  
 Michael A. Alesia & Associates, PC  
 1000 Plaza Drive, Suite 680  
 Schaumburg, Illinois 60173

**SEND SUBSEQUENT TAX BILL:**  
 Christopher and Tiffany Krubert  
 315 Essex Road  
 Kenilworth, Illinois 60043

<b>REAL ESTATE TRANSFER</b>	04/04/2012
<b>COOK</b>	\$1,750.00
<b>ILLINOIS:</b>	\$3,500.00
<b>TOTAL:</b>	\$5,250.00



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**STREET ADDRESS:** 315 ESSEX ROAD

**CITY:** KENILWORTH

**COUNTY:** COOK

**TAX NUMBER:** 05-27-101-005-0000

**LEGAL DESCRIPTION:**

LOT 9 IN BLOCK 9 IN KENILWORTH, BEING A SUBDIVISION OF PARTS OF FRACTIONAL SECTIONS 22, 27 AND 28, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office