

# UNOFFICIAL COPY



Doc#: 1214229107 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 05/21/2012 12:48 PM Pg: 1 of 3

## WARRANTY DEED

**RY, LLC**, an Illinois limited liability company, 4428 N. Paulina Street, Chicago, IL 60640 ("Grantor") for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Members of said company, REMISE, RELEASE, ALIEN AND CONVEY unto **MAY II, LLC**, a Delaware limited liability company and its successors and assigns FOREVER, 1950 W. Montrose, Chicago, IL 60613 ("Grantee"), all the following described real estate the following described real estate situated in the County of Cook in the State of Illinois, to wit:

*See attached legal description*

together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the Grantee, its successors and assigns forever, and for the proper use and benefit forever of the Grantee

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with Grantee, its successors and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND DEFEND the said premises, against all persons.

Permanent Real Estate Index Numbers: 14-07-320-032-0000  
Address of Real Estate: 2256 W. Lawrence, Chicago, IL

SUBJECT TO: general real estate taxes for 2011 and subsequent years; building lines and building and liquor restrictions of record; zoning and building laws and ordinances; private, public and utility easements; covenants, conditions, and restrictions of record; roads and highways; existing leases and tenancies; acts done or suffered by or through the Purchaser.

CT 5AY633437/35 PKI 276

Property of Cook County Clerk's Office

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In Witness Whereof, said party of the first part has caused its name to be signed to these presents by it's Manager this 25<sup>th</sup> day of April, 2012.

RY, LLC  
an Illinois limited liability company

By: Robert Yassan  
Robert Yassan, Manager

By: Dorothy Yassan  
Dorothy Yassan, Manager

Name and Address of Taxpayer  
and Send Subsequent Tax Bills To:  
May II, LLC  
1950 W. Montrose Avenue  
Chicago, IL 60613

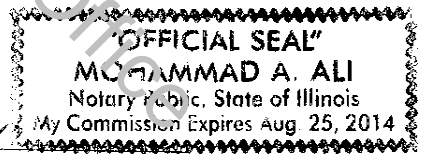
STATE OF ILLINOIS    )  
                                  SS)  
COUNTY OF COOK    )

### ACKNOWLEDGMENT

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that Robert Yassan and Dorothy Yassan, personally known to me to be the Managers of AY II, LLC, an Illinois limited liability company and personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as Mangers they signed and delivered the said instrument pursuant to authority given by the Members of said company as their 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 under this seal this 25<sup>th</sup> day of April, 2012

Mohammad A. Ali  
Notary Public



Commission expires: 08/24/2014

Prepared By:  
Gregory A. Braun, Esq.  
2 North LaSalle  
Ste. 1250  
Chicago, Illinois 60602

Return to after recording:  
Gregory A. Braun  
2 N. LaSalle Street  
Ste. 1250  
Chicago, IL 60602

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STREET ADDRESS: 2255 W. LAWRENCE AVENUE

CITY: CHICAGO

COUNTY: COOK

TAX NUMBER: 14-07-320-032-0000

**LEGAL DESCRIPTION:**

LOT 1 AND THE WEST 26 FEET OF LOT 2 IN SUBDIVISION OF LOT 19 IN SAM BROWN JR.'S  
 SUBDIVISION OF LOT 3 IN SUBDIVISION OF THE SOUTH EAST 1/4 OF THE WEST 1/2 OF THE  
 SOUTHWEST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL  
 MERIDIAN, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER	05/18/2012
	CHICAGO: \$750.00
	CTA: \$300.00
	TOTAL: \$1,050.00
14-07-320-032-0000   20120401604620   KXDVW4	

REAL ESTATE TRANSFER	05/18/2012
 	COOK: \$50.00
	ILLINOIS: \$100.00
	TOTAL: \$150.00
14-07-320-032-0000   20120401604620   9U87PC	