

UNOFFICIAL COPY



Doc#: 1217839043 Fee: \$42.00
 Eugene "Gene" Moore RHSP Fee: \$10.00
 Cook County Recorder of Deeds
 Date: 06/26/2012 11:20 AM Pg: 1 of 3

WARRANTY DEED

MAIL TO &
 PREPARED BY
LARRY A. SULTAN
 1601 SHERMAN AVE #200
 EVANSTON, IL. 60201

NAME & ADDRESS OF
 TAXPAYER/GRANTEE
 BETTER PROPERTIES, LLC.
 7932 N. OCONTO
 NILES, IL 60714

The Grantor, **VASILIOS GIANNOPOULOS ,A MARRIED MAN AND GEORGE COUCHELL, A MARRIED MAN**, of the City of Niles, County of COOK, State of ILLINOIS, for and in consideration of **TEN Dollars**, and other good and valuable consideration in hand paid, **CONVEYS AND WARRANTS** to **BETTER PROPERTIES, LLC., GRANTEE**, all interest in the following described real estate situated in the County of COOK, in the State of Illinois, to wit:

**SEE LEGAL DESCRIPTION ATTACHED
 THIS IS NON-HOMSTED PROPERTY**

PIN 20-23-423-027-0000
 COMMON STREET ADDRESS: 7024 S. HARPER AVE., CHICAGO, 60637

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated FEBRUARY 24, 2012

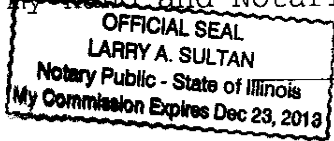
Vasilios Giannopoulos
 VASILIOS GIANNOPOULOS

George Couchell
 GEORGE COUCHELL

STATE OF ILLINOIS)
) SS.
 COUNTY OF COOK)

I, *Larry A. Sultan*, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT VASILIOS GIANNOPOULOS AND GEORGE COUCHELL, 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 GRANTOR(S) signed and delivered said instrument as GRANTOR'S own free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal, this FEBRUARY 24, 2012



Larry A. Sultan
 Notary Public

EXEMPT under provisions
 of Paragraph *e*
 Real Estate Transfer Act
[Signature]

City of Chicago
 Dept. of Finance
623260



Real Estate
 Transfer
 Stamp

6/26/2012 9:58
 dr00111

\$0.00

Batch 4,848,585

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LEGAL DESCRIPTION

LOT 10 IN BLOCK 2 IN PARKSIDE, BEING A SUBDIVISION OF THE SOUTH ½
OF THE SOUTHEAST ¼ OF THE SOUTHEAST ¼ OF SECTION 23, TOWNSHIP 38
NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK
COUNTY, ILLINOIS.

7024 South Harper Avenue
Chicago, IL 60637

Property of Cook County Clerk's Office

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STATEMENT OF EXEMPTION

The grantor or his agent affirms that, to the best of his knowledge, 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 a 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.

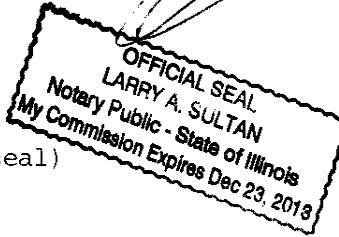
Dated FEBRUARY 24, 2012

Signature : _____
Grantor or Agent

Subscribed and sworn to before
Me by the aforesaid person
This FEBRUARY 24, 2012

Notary Public _____

(seal)



The grantee or his agent affirms that, to the best of his knowledge, 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 a 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.

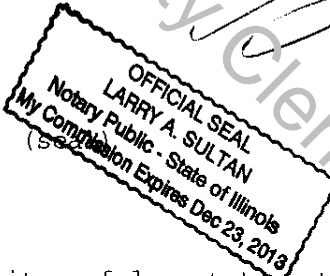
Dated FEBRUARY 24, 2012

Signature : _____
Grantee or Agent

Subscribed and sworn to before
Me by the aforesaid person
This FEBRUARY 24, 2012

Notary Public _____

(seal)



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 the Provisions of Section 4 of the Illinois Real Estate Transfer Act.)