

# UNOFFICIAL COPY



Chicago Title Insurance Company

**Warranty DEED  
ILLINOIS STATUTORY**



12332490720

Doc#: 1233249072 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 11/27/2012 03:45 PM Pg: 1 of 3

Property

THE GRANTOR(S), HP & GZ ENTERPRISES, LLC, of the City of MT. PROSPECT, County of COOK, State of Illinois for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and Warrants to LAWRENCE AND RIVER PROPERTIES, LLC (GRANTEE'S ADDRESS) 4758 River Road SCHILLER PARK, IL 60176 of the County of COOK, all interest in the following described Real Estate situated in the County of COOK in the State of Illinois, to wit:

THAT PART OF THE NORTH 1/2 OF CYNTHIA ROBINSON'S TRACT, LYING WEST OF THE CENTER OF DESPLAINES RIVER ROAD, IN THE PARTITION OF THE NORTH SECTION OF ROBINSON'S RESERVATION, IN TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: BEGINNING AT A POINT 50 FEET SOUTH OF THE NORTH LINE OF SECTION 15, ALSO BEING THE CENTER LINE OF LAWRENCE AVENUE, AND 50 FEET WEST OF THE CENTER LINE OF RIVER ROAD; THENCE SOUTH ALONG A LINE 50 FEET WEST OF AND PARALLEL WITH THE CENTER LINE OF RIVER ROAD, A DISTANCE OF 150 FEET; THENCE NORTHWESTERLY A DISTANCE OF 23.62 FEET TO A POINT ON A LINE 190 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 15; THENCE WEST ON LAST MENTIONED PARALLEL LINE, A DISTANCE OF 180 FEET TO A POINT ON A LINE 250 WEST OF AND PARALLEL WITH THE CENTER LINE OF RIVER ROAD; THENCE NORTH ON LAST MENTIONED PARALLEL LINE TO A POINT 50 FEET SOUTH OF THE NORTH LINE OF SAID SECTION 15; THENCE EAST ON A LINE 50 FEET SOUTH OF AND PARALLEL WITH THE NORTH LINE OF SAID SECTION 15, TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

**SUBJECT TO:** Covenants, conditions and restrictions of record, Private, public and utility easements and roads and highways, General taxes for the year 2010 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years

Permanent Real Estate Index Number(s): 12-15-100-014-0000  
Address(es) of Real Estate: 4758 River Road Schiller Park, IL 60176

Exempt under provisions of Paragraph 1, Section 4, Real Estate Transfer Tax Act.

Dated this 27th day of November, 2012

11/27/12 Date [Signature] Buyer, Seller or Representative

HP & GZ ENTERPRISES, LLC

By: [Signature]  
GEORGE ZERVOS  
Member

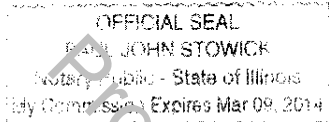
Attest: [Signature]  
HARRY PSARROS  
Member

**UNOFFICIAL COPY**

STATE OF ILLINOIS, COUNTY OF \_\_\_\_\_ ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT HP & GZ ENTERPRISES, LLC, Members, George Zervos and Harry Psarros personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

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



\_\_\_\_\_  
(Notary Public)

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**Prepared By:** Paul J. Stowick,  
Attorney at Law  
940 E. Northwest Hwy.  
Mt. Prospect, Il. 60056

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**Mail To:**  
Paul J. Stowick  
940 E. Northwest Hwy.  
Mt. Prospect, Il. 60056

**Name & Address of Taxpayer:**  
LAWRENCE AND RIVER PROPERTIES, LLC  
4758 RIVER ROAD  
SCHILLER PARK, IL 60176

Property of Cook County Clerk's Office

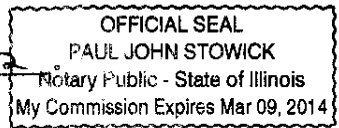
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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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 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 11/27, 2012 Signature: [Signature]  
Grantor or Agent

SUBSCRIBED and SWORN to before me  
by the said [Signature]  
on this 27th day of November, 2012

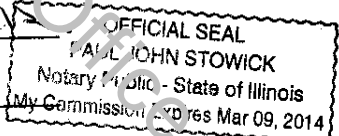


Notary Public: [Signature]

The grantee or his/her agent affirms and verifies that 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 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 11/27, 2012 Signature: [Signature]  
Grantee or Agent

SUBSCRIBED and SWORN to before me  
by the said [Signature]  
on this 27th day of November, 2012



Notary Public: [Signature]

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 Tax Act.)