

UNOFFICIAL COPY



Doc#: 1301441022 Fee: \$44.00
Karen A. Yarbrough RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/14/2013 09:58 AM Pg: 1 of 4

MAIL TO:

4/4
1401-8932049 pk

Steven L Nicholas

1060 Lake St

Hanover Pk IL 60133

SPECIAL WARRANTY DEED
(LIMITED LIABILITY COMPANY TO INDIVIDUAL)
ILLINOIS

THIS INDENTURE, made this 14th day of December 2012, between **ICIL Elmwood Park, LLC**, an Illinois 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, party of the first part (Grantor), and **Jaroslav Jecmen and Aleksandra Jecmen**, as Joint Tenants, of the second part (Grantees), WITNESSETH, that the party of the first part, for and, in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said limited liability company, by these presents does GRANT, REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

SEE ATTACHED EXHIBIT A

SUBJECT TO ANY AND ALL COVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS OF RECORD.



Together with all and singular the hereditament and appurtenances thereunder belonging, or in otherwise appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns forever.

The Grantor promises, covenants and agrees to and with Grantee to warrant and forever defend to defend title to the property from and against all lawful claims and demands of all persons claiming by, through or under Grantor and none other.

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FILED

EX 333-CT

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REAL ESTATE TRANSFER		01/02/2013
	COOK	\$27.50
	ILLINOIS:	\$55.00
	TOTAL:	\$82.50
12-25-219-036-0000 20121201603609 EGBZ1W		

PERMANENT REAL ESTATE INDEX NUMBER(S): 12-25-219-036-00000

PROPERTY ADDRESS: 2932 N. 74th Avenue, Elmwood Park, Illinois 60707

IN WITNESS WHEREOF, said party of the first part has executed the Special Warranty Deed, the day and year first above written.

ICIL Elmwood Park LLC

By: Mark Pikus

Name: MARK PIKUS

Title: Authorized Agent

State of Illinois)
County of Cook)

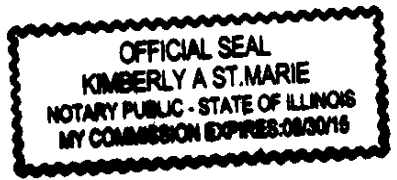
	Village of Elmwood Park Real Estate Transfer Stamp	275.00
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I, Kimberly St. Marie, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Mark Pikus, personally known to me to be authorized to sign documents for ICIL Elmwood Park LLC. The Member of said limited liability company, 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 he signed and delivered the said instrument as his free and voluntary act, and as the free and voluntary act and deed limited liability company or the uses and purposes therein set forth.

GIVEN under my hand and official seal this 14th day of December, 2012

Kimberly A. Marie
Notary Public

My commission expires: 8/30/15



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This Instrument was prepared by:

Marianne Savaiano Fleisher, 2490 Palazzo Court, Buffalo Grove, IL 60089

PLEASE SEND SUBSEQUENT TAX BILLS TO:

Jaroslav JECMEN
2906 N 75th Ave
Elmwood Park IL 60707

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CHICAGO TITLE INSURANCE COMPANY

ORDER NUMBER: 1401 008932049 D2
STREET ADDRESS: 2932 N. 74TH AVENUE
CITY: ELMWOOD PARK **COUNTY:** COOK
TAX NUMBER: 12-25-219-036-0000

LEGAL DESCRIPTION:

THE SOUTH 37 FEET OF LOT 44 IN JOHN W. THOMPSON AND COMPANY'S FIRST ADDITION TO ELMWOOD PARK GARDEN, BEING A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 40 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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