



Doc#: 1307857007 Fee: \$42.00  
RHSP Fee: \$10.00 Affidavit Fee:  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/19/2013 11:15 AM Pg: 1 of 3

40006427 1/2

GIT (3-15)

Property of Cook County Clerk's Office

WARRANTY DEED

The GRANTOR, JCA FUND 11 LLC, SERIES 2134, of 626 West Randolph, Suite 1, Chicago, Illinois 60661, for and in consideration of TEN and no/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, does hereby CONVEY AND WARRANT in fee simple unto DANIEL D. BIRK AND ANA C. \* of Chicago, Illinois, GRANTEE, the following described Real Estate situated in the County of Cook, State of Illinois, to wit:  
\*SEMPERTEGUI-DIAZ, HUSBAND AND WIFE, AS TENANTS BY THE ENTIRETY.

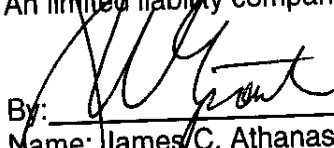
SEE ATTACHED EXHIBIT "A"

Subject to general real estate taxes not due and payable at the time of closing; covenants, matters, conditions and restrictions of record; and building lines and easements, if any.

TO HAVE AND TO HOLD said premises forever.

Dated as of this 11<sup>th</sup> day of March, 2013.

JCA FUND 11 LLC, SERIES 2134  
An limited liability company

By:   
Name: James C. Athanasopoulos  
Title: Authorized Signatory

39

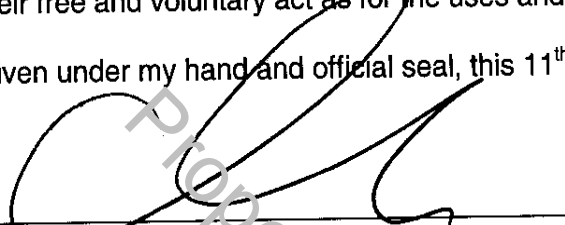
# UNOFFICIAL COPY

State of Illinois)

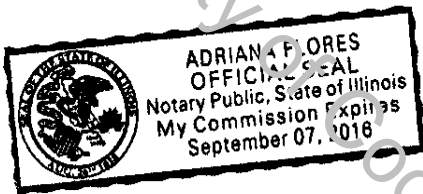
County of Cook)



On March 11, 2013, before me, ADRIANA FLORES, a Notary Public in and for said County and State, personally appeared James C. Athanasopoulos, personally known to me (or proved to me on the basis of satisfactory evidence) to be the persons whose names are subscribed to the within instrument and acknowledged to me that they executed the same as their free and voluntary act as for the uses and purposes therein set forth.

Given under my hand and official seal, this 11<sup>th</sup> day of March, 2013.


  
\_\_\_\_\_  
Notary public

9/7/16  
\_\_\_\_\_  
Commission expires



REAL ESTATE TRANSFER		03/13/2013
	COOK	\$383.75
	ILLINOIS:	\$767.50
	TOTAL:	\$1,151.25
17-06-318-026-0000   20130301601840   Z51BQU		

MAIL TO AND SEND TAX BILL TO:  
Daniel D Birk and Ana C. Sempertegui-Diaz  
2134 N. Walton  
Chicago, IL 60622

REAL ESTATE TRANSFER		03/13/2013
	CHICAGO:	\$5,756.25
	CTA:	\$2,302.50
	TOTAL:	\$8,058.75
17-06-318-026-0000   20130301601840   MLHAPB		

PREPARED BY:

James C. Athanasopoulos, Esq.  
626 W. Randolph, Suite 1  
Chicago, IL 60661

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## EXHIBIT "A"

ADDRESS: 2134 N. WALTON STREET, CHICAGO, IL 60622

PIN: 17-06-318-026-0000

LEGAL: LOT 37 IN THE SUBDIVISION OF THE NORTH ½ OF BLOCK 10 IN SUFFERN'S SUBDIVISION OF THE SOUTHWEST ¼ OF SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office