

UNOFFICIAL COPY



This document prepared by:)
 Name: Ryan Krueger)
 Firm/Company: Law Office of Ryan Krueger)
 Address: 4747 W. Peterson Avenue)
 Suite 300)
 City, State, Zip: Chicago, Illinois 60646)
 Phone: 312-498-4586)
)
)
)
)
)
)
)
)

Doc#: 1319204091 Fee: \$40.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 07/11/2013 04:10 PM Pg: 1 of 2

-----Above This Line Reserved For Official Use Only-----

13-35-229-011-0000
 (Parcel Identification Number)

WARRANTY DEED

§
 THE GRANTOR **Anthony J. DeBorde**, a single man, for valuable consideration of ten dollars (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto **SNL Realty, LLC, an Illinois Limited Liability Company**, with a current address of **833 West Chicago Avenue, Chicago, Illinois 60642**, hereinafter "Grantee", the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

LOT 5 IN BLOCK 3 IN JACOBS AND BURCHELL'S SUBDIVISION OF THE SOUTH 16 2/3 ACRES OF THE EAST 1/3 OF THE WEST 1/2 OF THE NORTH EAST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS 3411 WEST DICKENS AVENUE, CHICAGO, ILLINOIS 60647

FIRST AMERICAN
 File # 2428064
 JL

Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way, protective covenants and mineral reservations of record, if any.

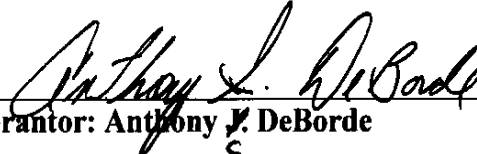
TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Grantor does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

S Y
 P 2
 S N
 SC Y
 INT W

UNOFFICIAL COPY

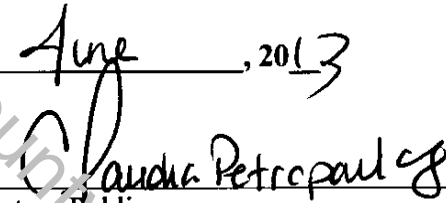
WITNESS Grantor's hand this 10 day of June, 2013


 Grantor: Anthony J. DeBorde
 S.

STATE OF ILLINOIS
 COUNTY OF COOK


I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT ANTHONY J. DEBORDE personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered this instrument as his 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 notarial seal this 10 day of June, 2013


 Notary Public


MAIL DEED, AFTER RECORDING, TO:

Law Office of Bryan Kruger
4747 W. Peterson Ave. #310
Chicago, IL 60646

REAL ESTATE TRANSFER	06/11/2013
 CHICAGO:	\$600.00
CTA:	\$240.00
TOTAL:	\$840.00
13-35-229-011-0000 20130601602430 85FYU1	

SEND FUTURE TAX BILLS TO:

SNL Realty, LLC
833 W. Chicago Ave. #403
Chicago, IL 60642

REAL ESTATE TRANSFER	06/11/2013
  COOK	\$40.00
ILLINOIS:	\$80.00
TOTAL:	\$120.00
13-35-229-011-0000 20130601602430 MDNA6M	