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This document prepared by:)
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 City, State, Zip: Chicago, Illinois 60646)
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Doc#: 1319612153 Fee: \$40.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 07/15/2013 01:37 PM Pg: 1 of 2

First American Title
 Order # 2424072

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25-03-205-027-0000
 (Parcel Identification Number)

WARRANTY DEED

THE GRANTOR **BCL-Home Rehab LLC**, an Illinois Limited Liability Company, 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 **Keenan Pearson**, a single man, with a current address of 9723 S. Bluebonnet Chicago, Illinois 60617, hereinafter "Grantee", the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

LOT 41 IN BLOCK 30 IN S. E. GROSS SUBDIVISION IN DAUPHIN PARK SECOND ADDITION, IN SECTION 3, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS 516 E. 88TH STREET, CHICAGO, ILLINOIS 60619.

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.

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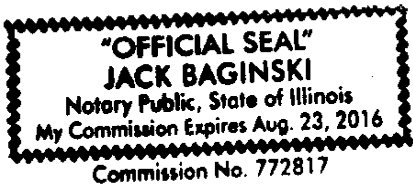
WITNESS Grantor's hand this 6 day of June, 2013.

Grantor: BCL-Home Rehab LLC, by Ken Fixler as Managing Member

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 Ken Fixler 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 6 day of June, 2013.



Notary Public

MAIL DEED, AFTER RECORDING, TO:

Maggie Richer, O'Flaherty Law, P.C.
500 1/2 Main Street, Suite 201
Downers Grove, IL 60515

REAL ESTATE TRANSFER		06/07/2013
CHICAGO:		\$1,252.50
CTA:		\$501.00
TOTAL:		\$1,753.50
25-03-205-027-0000 2013061601530 LJKS1D		

SEND FUTURE TAX BILLS TO:

Keenan Pearson
516 E. 88th Street
Chicago, IL 60619

REAL ESTATE TRANSFER		06/07/2013
COOK		\$83.50
ILLINOIS:		\$167.00
TOTAL:		\$250.50
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