

FIRST AMERICAN TITLE
ORDER # 2415186

2/2

WARRANTY DEED

ILLINOIS STATUTORY

MAIL TO:

Rusty Payton
Payton Law Offices
161 N Clark Street, Suite 4700
Chicago, Illinois 60601



Doc#: 1321945004 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/07/2013 08:15 AM Pg: 1 of 2

NAME & ADDRESS OF TAXPAYER:

Big Blue Capital Partners, LLC
c/o Rusty Payton
161 N Clark Street, Suite 4700
Chicago, Illinois 60601

THE GRANTOR(S)

Theodore G. Tavrides, of the Cook County of the State of Illinois for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid,

CONVEYS AND WARRANTS to Big Blue Capital Partners, LLC, an Ohio limited liability company, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: UNIT NUMBER 2227-2 IN THE 2227 NORTH BISSELL CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 20 AND THE NORTH 6 FEET OF LOT 21 IN SUB BLOCK 2 IN THE SOUTH HALF OF BLOCK 3 IN SHEFFIELD'S ADDITION TO CHICAGO IN THE EAST HALF OF THE NORTH EAST QUARTER OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED OCTOBER 11, 1995 AS DOCUMENT NUMBER 956922003, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS APPURTENANT TO SAID UNIT, AS SET FORTH IN SAID DECLARATION.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF G-2, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NO. 956922003.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

REAL ESTATE TRANSFER 07/19/2013



CHICAGO: \$56.25
CTA: \$22.50
TOTAL: \$78.75

14-32-210-046-1002 | 20130501600423 | FJB0NG

REAL ESTATE TRANSFER 07/19/2013



COOK \$3.75
ILLINOIS: \$7.50
TOTAL: \$11.25

14-32-210-046-1002 | 20130501600423 | 4K6XKQ

UNOFFICIAL COPY

SUBJECT TO:

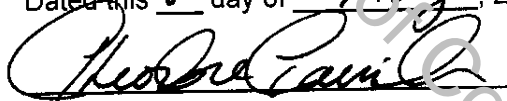
Grantor makes this conveyance to Grantee of the subject property without any warranties express or implied, in its existing condition, "as is," and subject to all liens and encumbrances. Grantor shall have been first authorized to execute and deliver this instrument by order of the Court, after due notice as required by law having been given, and no objection having been sustained.

TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever.

Permanent Index Number(s): 14-32-210-046-1002

Property Address: 2227 N. Bissel, #2, Chicago, Illinois 60614.

Dated this 8 day of May, 2013

 (Seal)
Theodore G. Tavrides

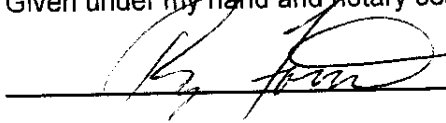
STATE OF ILLINOIS)

) SS.

County of Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, Theodore G. Tavrides, 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 acknowledged that he signed, sealed and delivered the 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 notary seal, this 8th day of May, 2013.



Notary Public

My commission expires on _____

