

19-2947309 PFICIAL COPY

THIS INSTRUMENT WAS PREPARED BY:

Michael Z. Margolies 4709 W. Golf Road Suite 475 Skokie, Illinois 60076

Doc#: 1322441007 Fee: \$42.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Karen A. Yarbrough

Cook County Recorder of Deeds Date: 08/12/2013 09:34 AM Pg: 1 of 3

WARRANTY DEED

THE GRAPTOR(s), KEREM PARTNERS LLC, an Illinois limited liability company, for the consideration of TEN and no/100 (\$10.00) DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to JENNIFER E. NICHOLS, a married woman, GRANTEE(s), having an address of 4739 N. Hamilton, Apartment 1, Chicago, Illinois 60625, her successors and assigns, all interest in the real estate situated in the County of Cook in the State of Illinois, legally described on Exhibit / a stached hereto and made a part hereof subject to those matters set forth on Exhibit B attached hereto and made a part hereof. The Grantors hereby convey, transfer, and waive any and all homestead rights under the Illinois Homestead Exemption Act.

Property Address:

4825 N. Ridgeway Chicag 1, 17, 60625

PIN:

13-11-326-012-0000

TO HAVE AND TO HOLD SAID PREMISES, FOREVER

IN WITNESS WHEREOF, the Grantor(s) has/have executed bis Warranty Deed as of this /\(\lambda\) day of July, 2013.

KEREM PARTNERS LLC, an Illinois limited liability company

 REAL ESTATE TRANSFER

07/27/2013

CHICAGO: CTA:

\$3.075.00 \$1,200.00

TOTAL:

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13-11-326-012-0000 | 20130701602298 | 77RUGK

REAL ESTATE TRANSFER

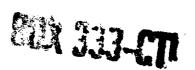
07/27/2013

COOK

\$205.00 \$410.00

LINOIS: \$410.00 TOTAL: \$615.00

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S X P S X SC X INT

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT ABE POLTATSEK, 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 said instrument as his free and voluntary act and as the free and voluntary act of Kerem Partners LLC, for the uses and purposes therein set forth.

Given under my hand and official seal this 12 day of July, 2013.

Commission expires

OFFICIAL SEAL
MICHAEL Z MARGOLIES
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:05/23/14

Return to After Recording:

Send Tax Bills To:

Notary Public

Jennifer E. Nichols 4825 N. Ridgeway Chicago, IL 60625 Jennifer E. Nichols 482° N. Ridgeway Chicago, JL 60625

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Legal Description

LOT 29 IN BLOCK 3 IN HINDMAN'S 1ST ADDITION TO WEST RAVENSWOOD A SUBDIVISION OF THE SOUTH 1/4 OF THE EAST 60 ACRES OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT STREETS DEDICATED AND EXCEPT THE WEST 13.8 FEET THEREOF) IN COOK COUNTY, ILLINOIS.

EXHIBIT B

ixes for 201% and sunes and easements; pro-troperty.

Polatiek-Kerem 4825 Ridgeway Sale-Warrany Deed