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13-00195-PT

SPECIAL WARRANTY DEED STATUTORY (ILLINOIS)



Doc#: 1328155059 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/08/2013 03:40 PM Pg: 1 of 3

THE GRANTOR, NB PAD HOLDINGS II, LLC,
an Illinois Limited Liability Company, for an
in consideration of the sum of Tenand No/100
Dollars(\$10.00), and other good and valuable
consideration, in hand paid,
CONVEYS AND WARRANTS TO:

Ana Guajardo Carrillo and Arturo ^{Carrillo} Carrillo,
9631 S. Ave. M, Chicago, IL 60617.

As Tenants by The Entirety
~~Not as Tenants in Common but as JOINT TENANTS~~

With right of survivorship, the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF.

Permanent Real Estate Index Number: 26-07-105-035-0000
Address of Real Estate: 9536 S. Marquette St., Chicago, IL 60617

SUBJECT TO: covenants, conditions and restrictions of record; private, public and utility easements and building lines of record; party wall rights and agreements; terms, provisions, covenants, and conditions of the Declaration of Condominium and all amendments, if any thereto; private, public, and utility easements, including any easements established by or implied from the Declaration of Condominium or amendments thereto, if any; the plat filed with the aforesaid Declaration; limitations and conditions imposed by the Illinois Condominium Property Act; applicable zoning and building laws and ordinances; Grantee's mortgage; plats of dedication and plats of subdivision and covenants thereon; acts done or suffered by Grantee or anyone claiming thereunder; general real estate taxes for the year and subsequent years including taxes which may accrue by reason of new or additional improvements during the current year; and special taxes or assessments for improvements not yet completed.

IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by the duly-authorized representative of NB PAD Holdings II, LLC, an Illinois Limited Liability Company, this 19 day of September, 2013.

NB PAD Holdings II, LLC

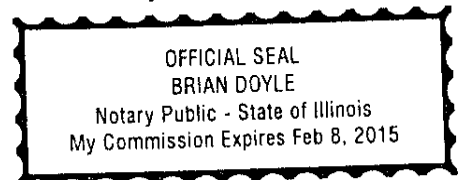
Cindy Bauer
By: Cindy Bauer
Its: Authorized Agent

STATE OF ILLINOIS)
)SS.
COUNTY OF COOK)

PREMIER TITLE, 1350 W. NORTHWEST HWY, ARLINGTON HEIGHTS, IL 60004

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, **CINDY BAUER**, not personally but as an authorized agent of NB PAD Holdings II, LLC, being 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 said instrument on behalf of the Company as his free and voluntary act, and as the free and voluntary act of the Company, for the uses and purposes therein set forth.

GIVEN under my hand and seal this 19 day of September, 2013
[Signature]
Notary Public



This instrument prepared by: Ashen | Faulkner, 217 N. Jefferson, Suite 601, Chicago, IL 60661.

Mail to:

Law office of Isabel Martinez
10526 S. Ewing Ave
Chicago, IL 60617

Send subsequent tax bills to:



Arturo Carrillo
Ana Guajardo Carrillo
9536 S. Marquette ST
Chicago IL 60617


3x
DB

PREMIER TITLE

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER		10/07/2013
	COOK	\$62.50
	ILLINOIS:	\$125.00
	TOTAL:	\$187.50
26-07-105-035-0000 20130901605022 8D297W		

REAL ESTATE TRANSFER		10/07/2013
	CHICAGO:	\$937.50
	CTA:	\$375.00
	TOTAL:	\$1,312.50
26-07-105-035-0000 20130901605022 E1PR10		

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EXHIBIT "A"

File No.: 2013-00195-PT

PROPERTY DESCRIPTION

The land referred to in this commitment is described as follows:

THAT PART OF BLOCK 122 (EXCEPT A STRIP 25 FEET WIDE CONVEYED TO THE CHICAGO AND WESTERN INDIANA RAILROAD, BY DEED DATED AUGUST 30, 1907 AND RECORDED AS DOCUMENT NUMBER 4089265), IN SOUTH CHICAGO, A SUBDIVISION IN SECTIONS 6 AND 7, TOWNSHIP 37 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, RECORDED JUNE 29, 1875, AS DOCUMENT NUMBER 16073 DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHEAST CORNER OF SAID BLOCK 122, ALSO BEING THE INTERSECTION OF THE SOUTH RIGHT OF WAY LINE OF EAST 95TH STREET AND THE WEST RIGHT OF WAY LINE OF SOUTH MARQUETTE AVENUE, THENCE SOUTH 01 DEGREE 05 MINUTES 13 SECONDS EAST, ALONG THE EAST LINE OF SAID BLOCK 122, ALSO BEING SAID WEST RIGHT OF WAY LINE, A DISTANCE OF 357.64 FEET FOR THE POINT OF BEGINNING; THENCE SOUTH 01 DEGREE 05 MINUTES 13 SECONDS EAST, ALONG SAID EAST LINE, ALSO BEING SAID WEST RIGHT OF WAY LINE, A DISTANCE OF 33.00 FEET TO A POINT ON A LINE THAT IS 184.00 FEET NORTH OF, AS MEASURED AT RIGHT ANGLE TO, AND PARALLEL WITH THE SOUTH LINE OF SAID BLOCK 122; THENCE SOUTH 88 DEGREES 35 MINUTES 09 SECONDS WEST ALONG SAID PARALLEL LINE, A DISTANCE OF 168.00 FEET TO THE EAST LINE OF SAID 25 FOOT WIDE STRIP CONVEYED TO THE CHICAGO AND WESTERN INDIANA RAILROAD COMPANY; THENCE NORTH 01 DEGREE 05 MINUTES 13 SECONDS WEST, ALONG SAID EAST LINE, A DISTANCE OF 33.00 FEET TO A POINT ON A LINE THAT IS 217.00 FEET NORTH OF, AS MEASURED AT RIGHT ANGLE TO, AND PARALLEL WITH, THE SOUTH LINE OF SAID BLOCK 122, THENCE NORTH 88 DEGREES 35 MINUTES 09 SECONDS EAST, ALONG SAID PARALLEL LINE, A DISTANCE OF 168.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS.