

UNOFFICIAL COPY



13365100400

MAIL TO:
Wideikis Law Office
Miles Wideikis
6446 West 127th Street
Palos Heights, IL 60463

Doc#: 1336510040 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/31/2013 11:57 AM Pg: 1 of 3

MAIL TAX BILLS TO:
First Developer, LLC
~~7000 W. NORTH AVENUE~~
~~ELMWOOD PARK, IL 60707~~
1312 WOLF RD, STE 204
ORLAND PARK, IL 60467
SPECIAL WARRANTY DEED

1/2
1312-54380

THE GRANTOR(S): BSLB, LLC, 1430 Branding Ave, Suite 175, Downers Grove, IL 60515, A Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of (\$10.00) TEN DOLLARS, in hand paid and pursuant to authority given by the Company does **CONVEY, BARGAIN, and SELL** to

First Developer, LLC, 7610 W North Avenue, Elmwood Park, IL 60707

A Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

(See legal description attached hereto and made a part hereof)

SUBJECT TO: covenants, conditions, and restrictions of record, and to General Taxes not yet due and payable.

And the Grantor, for itself, and its successors, does covenant, promise, and agree, to and with the Grantee, its heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through, or under it, it WILL WARRANT AND DEFEND, subject to all matters set forth herein.

Grantor makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the Grantor acquired title.

Permanent Index Number (PIN): 31-20-400-002-0000

Address of Real Estate: 5757 West Lincoln Highway, Matteson, IL 60443

PRAIRIE TITLE SERVICES
6821 W. NORTH AVE.
OAK PARK, IL 60302

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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents by its
Manager this date: Dec. 10th, 2013

BSLB, LLC

X [Signature]
By: William Wheeler, Manager

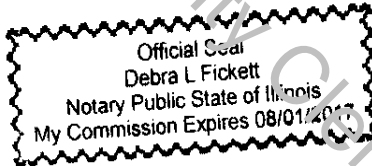
State of Illinois) I, the undersigned, a Notary Public in and for said County, in the State
) as aforesaid, DO HEREBY CERTIFY that William Wheeler as Manager of
County of Cook) BSLB, LLC, personally known to me to be the same person(s) whose name(s)
 is subscribed to the foregoing instrument, appeared before me this day in
 person, and acknowledged that he signed, sealed and delivered the said
 instrument as his free and voluntary act, for the uses and purposes therein set
IMPRESS SEAL HERE forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this date: Dec. 11, 2013

Commission expires 8-1-2017

[Signature]
(Notary Public)

This instrument was prepared by Griffin & Gallagher, LLC 10001 S. Roberts Road, Palos Hills, IL 60465



| | |
|--|---------------------------|
| REAL ESTATE TRANSFER | 12/31/2013 |
| | COOK \$212.50 |
| | ILLINOIS: \$425.00 |
| | TOTAL: \$637.50 |
| 31-20-400-002-0000 20131201602339 ZV5N3C | |

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Legal Description:

THE EAST 50 ACRES OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING THEREFROM THAT PORTION THEREOF CONVEYED BY LUDWIG WEGENER TO THE OSWEGO AND INDIANA PLANK ROAD COMPANY AND THAT PORTION THEREOF DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHEAST CORNER OF THE WEST 1/2 OF SAID SOUTHEAST 1/4; THENCE RUNNING SOUTH 80 RODS; THENCE WEST 2 RODS; THENCE NORTH 50 RODS; THENCE EAST 2 RODS TO THE POINT OF BEGINNING AND FURTHER EXCEPTING THEREFROM THE SOUTH 37 FEET OF THE NORTH 70 FEET OF THE SAID ~~50~~ 50 ACRES OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 20, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.