



14204350400

Doc#: 1420435040 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/23/2014 01:43 PM Pg: 1 of 3

**WARRANTY DEED  
ILLINOIS STATUTORY**

40013815

2/2

GIT (7-10)

THE GRANTOR, 1041 WEST WELLINGTON LLC, an Illinois limited liability company, for and in consideration of Ten and 00/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to JULIE A. RICHARDSON and RANDAL J. RICHARDSON, AS CO-TRUSTEES OF THE JULIE A. RICHARDSON DECLARATION OF TRUST DATED JANUARY 23, 2004, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF**

SUBJECT TO: Covenants, conditions, and restrictions of record; private, public and utility easements and roads and highways, if any; and general taxes for the year 2014 and subsequent years including taxes which may accrue by reason of new or additional improvement during the year 2014, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 14-29-216-006-0000

Address of Real Estate: 1041 West Wellington Avenue, Chicago, Illinois 60657

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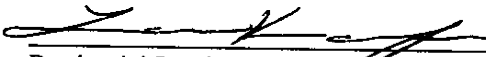
## UNOFFICIAL COPY

Dated this 8 day of July, 2014.

Seller:


1041 WEST WELLINGTON LLC,  
an Illinois limited liability company



By:

  
 Bartlomiej Przyjemski, Manager by  
 Lauren S. Kavanaugh  
 as attorney in fact
STATE OF ILLINOIS )  
  ) SS.  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Lauren S. Kavanaugh, as attorney-in-fact for Bartlomiej Przyjemski, Manager of 1041 WEST WELLINGTON LLC, an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their 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 official seal, this 8 day of July, 2014.
  
 Notary Public
**Prepared By:**
 Lauren S. Kavanaugh, Esq.  
 Fuchs & Roselli, Ltd.  
 440 West Randolph Street, Suite 500  
 Chicago, Illinois 60606
**Mail To:**
 Dean J. Lurie, Esq.  
 Stone, Pogrud & Korey LLC  
 1 East Wacker Drive, Suite 2610  
 Chicago, Illinois 60601
**Name & Address of Taxpayer:**
 Julie A. Richardson  
 Randal J. Richardson  
 1041 West Wellington Avenue  
 Chicago, Illinois 60657

REAL ESTATE TRANSFER TAX		09 JUL 2014
	CHICAGO:	19,075.00
	CTA:	7,950.00
	TOTAL:	27,825.00
14-29-216-006-0000   20140701610175   1-781-047-424		

REAL ESTATE TRANSFER TAX		09-JUL-2014
 	COUNTY:	1,325.00
	ILLINOIS:	2,650.00
	TOTAL:	3,975.00
14-29-216-006-0000   20140701610175   0-201-531-520		

# UNOFFICIAL COPY

## EXHIBIT A

### LEGAL DESCRIPTION

LOT 21 AND THE EAST HALF OF LOT 22 IN SICKEL AND KAGEBEIN'S SUBDIVISION OF THE NORTH HALF OF BLOCK 1 IN THE SUBDIVISION OF OUT LOT 6 IN THE CANAL TRUSTEE'S SUBDIVISION OF THE EAST HALF OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 14-29-216-006-0000

ADDRESS: 1041 West Wellington Avenue, Chicago, Illinois 60657

Property of Cook County Clerk's Office