



1421235022

**PREPARED BY:**

Stephanie S. Michel, Esq.  
205 West Wacker  
Suite 625  
Chicago, Illinois 60606

Doc#: 1421235022 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/31/2014 09:28 AM Pg: 1 of 3

**AFTER RECORDING RETURN TO:**

Mr. Daryl Berry  
2609 West 79<sup>th</sup> Street  
Chicago, Illinois 60652

**SPECIAL WARRANTY DEED**

THIS INDENTURE, made as of the 9<sup>th</sup> day of July, 2014, between **PREFERRED-CALUMET LLC**, an Illinois limited liability company (the "**Grantor**"), having an address of 600 West Jackson, Suite 720, Chicago, Illinois 60661 to and in favor of **JERRY & SON ROOFING & REMODELING, INC.**, an Illinois corporation (the "**Grantee**") having an address of 118 East 119<sup>th</sup> Place, Chicago, Illinois 60628.

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten and No Dollars and other good and valuable consideration in hand paid by the Grantee, the receipt whereof is hereby acknowledged, and pursuant to authority of the undersigned, by these presents does CONVEY and WARRANT unto the Grantee and to its heirs and assigns, forever, all the following described real estate, situated in the County of Cook and State of Illinois known and described in **Exhibit A** attached hereto and by this reference made a part hereof, together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances;

**TO HAVE AND TO HOLD** the said premises as above described, with the appurtenances, unto the Grantee, its successors and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with Grantee, its successors and assigns, that during the period the Grantor held title 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 it WILL SPECIALLY WARRANT AND DEFEND the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, subject to the permitted exceptions described as follows: general real estate taxes not due and payable at the time of closing; covenants, conditions, and restrictions of record; public and utility easements; special governmental taxes or assessments

Box 400-CTCC

X  
S P S C INT  
S P S C INT

8963655 DZ 566 2002

# UNOFFICIAL COPY

confirmed and unconfirmed; acts done or suffered through the Grantee; and existing leases and tenancies.

**IN WITNESS WHEREOF**, Grantor has caused its name to be signed to these presents by the undersigned the day and year first above written.

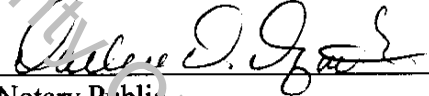
**PREFERRED-CALUMET LLC,**  
an Illinois limited liability company

By:   
Thomas Morabito, its Manager

STATE OF ILLINOIS    )  
                                  ) SS  
COUNTY OF            )

I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY, that Thomas Morabito, a Manager of Preferred-Calumet LLC, personally known to me to be the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 9<sup>th</sup> day of July, 2014.

  
Notary Public

My Commission Expires:  
1-11-18



**MAIL TAX BILLS TO:**

Jerry & Son Roofing & Remodeling, Inc.  
118<sup>th</sup> East 119<sup>th</sup> Place  
Chicago, Illinois 60628

Real Estate Transfer Tax

**\$50.00**



Real Estate Transfer Tax

**\$200.00**



# UNOFFICIAL COPY



## EXHIBIT A TO SPECIAL WARRANTY DEED

### LEGAL DESCRIPTION

LOTS 20, 21 AND 22 IN BLOCK 3 IN BUTTERFIELD'S SUBDIVISION OF LOTS 1, 2, 3, AND 6 IN KRUEGER'S SUBDIVISION OF THE NORTHEAST ¼ OF SECTION 30, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PINS: 25-30-203-037-0000  
 25-30-203-038-0000  
 25-30-203-043-0000  
 25-30-203-044-0000

COMMON ADDRESS: 11958 South Paulina, Calumet Park, Illinois 60827

REAL ESTATE TRANSFER TAX		14-Jul-2014
		COUNTY: 25.00
		ILLINOIS: 50.00
		TOTAL: 75.00
25-30-203-037-0000   20140701611245   1-763-369-088		