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14237100825

WARRANTY DEED
ILLINOIS STATUTORY
INDIVIDUAL

Doc#: 1423710082 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/25/2014 03:25 PM Pg: 1 of 3

FIRST AMERICAN TITLE

ORDER # 2557917
13

Preparer File: 14DC48
FATIC No.: 2557917

THE GRANTOR(S) Teddi N. Perrotta, divorced and not since remarried, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to Evolution Home Builders, LLC, 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 Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record; Public and utility easements; All special governmental taxes or assessments confirmed and unconfirmed; General real estate taxes not yet due and payable at the time of Closing; Acts done by or suffered through Buyer;

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(s): 13-13-324-017-0000

Address(es) of Real Estate: 4048 North Troy Street
Chicago, IL 60618

Dated this 25TH day of JULY, 2014

Teddi N. Perrotta

SY
P3
SN
SQY
INT

REAL ESTATE TRANSFER TAX		01-Aug-2014
	CHICAGO:	1,725.00
	CTA:	690.00
	TOTAL:	2,415.00

13-13-324-017-0000 | 20140701615754 | 0-242-665-600

REAL ESTATE TRANSFER TAX		01-Aug-2014
	COUNTY:	115.00
	ILLINOIS:	230.00
	TOTAL:	345.00

13-13-324-017-0000 | 20140701615754 | 1-051-854-976



First American
Title Insurance Company

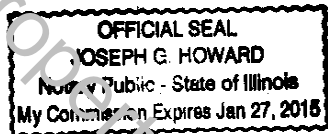
Warranty Deed - Individual

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STATE OF ILLINOIS, COUNTY OF COOK) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Teddi N. Perrotta, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing 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 25TH day of JULY, 2014.



Joseph G. Howard

Notary Public

Prepared by:
The Law Offices of Joseph G. Howard, P.C.
217 N. Jefferson Street, Suite 600
Chicago, IL 60661

Mail to:
Ryan Krueger
4747 W Peterson Avenue, Suite 300
Chicago, IL 60646

Name and Address of Taxpayer:
Evolution Home Builders LLC
6160 N Cicero Avenue, Suite 100
Chicago, IL 60646

PROPERTY OF COOK COUNTY CLERK'S OFFICE



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Exhibit "A" – Legal Description

LOT FOUR (4) IN BLOCK TWO (2) IN CHARLES N. HALES SUBDIVISION OF THE SOUTHWEST QUARTER (1/4) OF THE WEST HALF (1/2) OF THE WEST HALF (1/2) OF THE SOUTHWEST QUARTER (1/4) OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

13 13 324 D17 0000

Property of Cook County Clerk's Office

