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1424118026D

**This Instrument Prepared by and
After Recording Return to:**

K. O. Meehan
Gould & Ratner LLP
222 N. LaSalle Street
Suite 800
Chicago, IL 60601

Doc#: 1424118026 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/29/2014 09:13 AM Pg: 1 of 2

**WARRANTY DEED
Joint Tenancy**

(Space Above This Line for Recording Data)

THE GRANTOR, APATOSAURUS LLC, an Illinois limited liability company of 1820 N. Humboldt, Chicago, Illinois 60647, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEES, MICHAEL T. HOLMAN and CHERYL HOLMAN, husband and wife, of 1725 N. Albany, Chicago, Illinois 60647, not in Tenancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 33 IN BLOCK 2 IN JOHNSTON AND COX'S SUBDIVISION OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 36, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index No.: 13-36-318-014-0000
Address of Property: 1725 N. Albany AVE
Chicago, Illinois 60647

THIS PROPERTY IS NON-HOMESTEAD PROPERTY. TO HAVE AND TO HOLD said premises not in tenancy in common, but in joint tenancy forever, SUBJECT only to: (a) general real estate taxes not yet due and payable; (b) special assessments confirmed after the date of this Agreement; (c) building, building line and use and occupancy restrictions, covenants, conditions and restrictions of record; (d) zoning laws and ordinances; (e) easements for public utilities; (f) building code and municipal code violations and pending or threatened administrative or court actions relating thereto, and (g) acts of Purchaser.

DATED this 25th day of August, 2014.

APATOSAURUS LLC

By: Thomas W. Choate
Thomas W. Choate
Sole Member

JB

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142 NW 1/4

NW 7113192

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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, DO HEREBY CERTIFY that Thomas W. Choate, sole member of Apatosaurus LLC, personally known to me to be 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 the said instrument as his free and voluntary act and as his free and voluntary act of the Company 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 August, 2014.

Karen Osiecki Meehan
 Notary Public

My Commission Expires:

2-22-2015



REAL ESTATE TRANSFER TAX		27-Aug-2014
	CHICAGO:	1,327.50
	CTA:	531.00
	TOTAL:	1,858.50
13-36-318-014-0000 20140801625112 1-263-523-968		

REAL ESTATE TRANSFER TAX		27-Aug-2014
	COUNTY:	88.50
	ILLINOIS:	177.00
	TOTAL:	265.50
13-36-318-014-0000 20140801625112 1-354-826-880		

This Instrument Prepared by:
 K. O. Meehan
 Gould & Ratner LLP
 222 N. LaSalle Street, Suite 800
 Chicago, IL 60601

Send Subsequent Tax Bills to:
MICHAEL & CHERYL HOLMAN
1725 N. ALBANY
CHICAGO, IL 60647