

CT

# UNOFFICIAL COPY

ST 5144840- PK LofD

## SPECIAL WARRANTY DEED



Doc#: 1427504018 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 10/02/2014 09:36 AM Pg: 1 of 2

MAIL RECORDED DEED TO:

Mila Gloria Nowak, Esq.  
2300 West Lake Street  
Melrose Park, Illinois 60160

MAIL TAX BILL TO:

Ramon Vazquez-Sotelo  
1600 North 21<sup>st</sup> Street  
Melrose Park, Illinois 60160

**THE GRANTOR, BASIS INVESTMENTS, LLC**, a Texas limited liability company, of 1716 Briarcrest Drive, Suite 312, Bryan, Texas 77802, for and in consideration of TEN AND NO/100 DOLLARS (\$10.00), and other good and valuable considerations, the receipt whereof is hereby acknowledged by these presents, does **REMISE, ALIEN AND CONVEY** unto the **GRANTEE, RAMON VAZQUEZ-SOTELO**, of 1600 North 21<sup>st</sup> Avenue, Melrose Park, Illinois 60160, all interest it may have in the following described Real Estate situated in the County of **COOK** in the State of Illinois, to wit: *and Maricela Vazquez*

THE NORTH 60 FEET OF LOT 14 IN BLOCK 3 IN WILLIAM B. WELRATH'S SUBDIVISION OF PART OF THE WEST 17 CHAINS AND 2 LINKS OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

c/k/a: 333 South 24<sup>th</sup> Avenue, Bellwood, Illinois 60104  
P.I.N.: 15-10-122-018-0000

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in otherwise appertaining, the reversion or reversions, remainder or 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, in and to the above-described premises, with the hereditaments and appurtenances.

TO HAVE AND TO HOLD said premises above described with the appurtenances unto the Grantee forever.

Grantor, for itself and its successors and assigns, does hereby covenant and represent that it has not done or suffered to be done, anything whereby the said premises hereby conveyed is, or may be, in any manner encumbered or charged, except, as herein recited; and that it will warrant and defend the said premises against all persons lawfully claiming by, through or under Grantor, subject only to: general real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record, and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

**THIS DEED IS LIMITED TO THE TIME IN WHICH SAID REAL ESTATE WAS LAWFULLY SEIZED AND POSSESSED BY THE GRANTOR HEREIN AND DOES NOT EXTEND TO ANY PREVIOUS TIME THERETO.**

IN WITNESS WHEREOF, Grantor has caused its name to be signed to these presents by its Officer on this 14<sup>th</sup> day of August, 2014.

**BASIS INVESTMENTS LLC**

by:  (Seal)  
Tim Patterson  
its: Managing Member

S Y  
P 2  
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SC Y  
INT AB

**BOX 333-CTI**

# UNOFFICIAL COPY

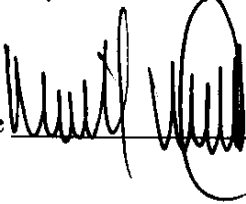
## ACKNOWLEDGMENT

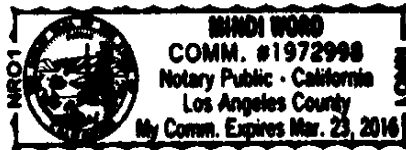
State of California }  
County of Los Angeles } ss

On August 14, 2014 before me, MINDI WORD, Notary Public personally appeared TIM PATTERSON, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s) or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

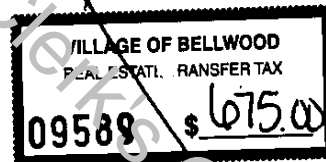
WITNESS my hand and official seal.

Signature  (Seal)



NAME AND ADDRESS OF PREPARER:

John Mantas, Esquire  
SKOUBIS & MANTAS, LLC  
1300 West Higgins Road, Suite 209  
Park Ridge, Illinois 60068



REAL ESTATE TRANSFER TAX		05-Sep-2014
COUNTY:		67.50
ILLINOIS:		135.00
TOTAL:		202.50

15-10-122-018-0000 | 20140801624180 | 0-119-486-592