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GEORGE E. COLE® US 20/449327 M. No. 804 LEGAL FORMS WARRANTY DEED Statutory (Illinois) (Corporation to individual)	Doc#: 1434604067 Fee: \$42.00
CAUTION: Consult a lawyer before using or acting under this form. Neither the publisher nor the seller of this form makes any warranty with respect thereto, including any warranty of merchantability or fitness for a particular purpose.	RHSP Fee:\$9.00 RPRF Fee: \$1.00 Karen A. Yarbrough Cook County Recorder of Deeds Date: 12/12/2014 01:23 PM Pg: 1 of 3
THE GRANTOR BERICO DEVELOPMENT, ILC	
a corporation created and existing under and by virtue of the laws of the State of and duly authorized to transact	
business in the State of Illinois , for and in consideration of the sum of	
and other good and valuable considerations in hand paid,	
and pursuant to authority given by the Board of Directors of said corporation, CONVEYS and WARRANT; to	.*
NICHOLAS CARVOTTA 3125 S. Shields Avenue, Chicago, 11 606'.6 (Nume and Address of Grantee)	Above Space for Recorder's Use Only
the following described Real Estate situated in the County of	
SHE LEGAL DESCRIPTION ATTAC	ED HERETO
0000	75
Permanent Real Estate Index Number(s): 17-33-209-009-& 17-33-	209-010-0000
Address(es) of Real Estate: Unit 105, PS/6, SA/L - 3255 S. S	hields Avenue, Chgo, 11 60616
SUBJECT TO: covenants, conditions, and restrictions of record,	0
Document No.(s) 140518011; and to General	l Taxes
for 2014 and subsequent years.	
In Witness Whereof, said Grantor has caused its corporate seal to be hereto a Managing Member	ulfixed, and has caused its name to be signed as above
Managing Member presents by its President, and attested by its	Secretary, this 26th
day of November, 2014, 19.	octiciary, this
BERTOO DEVELOPMENT, LLC	~ V
	Corporation)
Impress By	P
Here Here	mber S A RHIGHER
Attest:	

80x 333-CI)

1434604067D Page: 2 of 3

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WARRANTY DEED - CORPORATION TO INDIVIDUAL

STATE OF ILLINOIS)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that MICHAEL BERTUCCI, Managing Member of the BERTCO DEVELOPMENT, LLC personally known to me to be the Managing Member of said corporation, and 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 severally acknowledge that as such Managing Member he signed and delivered the said instrument and caused the corporation seal of said corporation to be affixed thereto, pursuant to authority given by the Board of Directors of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation for the uses and purposes therein set forth.

given under my hand and official sea)

this 26th day of November . 2014.

NOTABY BURTTO

OFFICIAL SEAL
PHILIP K GORDON
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 04/18/16

COMMISSION EXPIRES: 4-18-2016

+ 10 Z010

THIS INSTRUMENT PREPARED BY: PHILIP K. GORDON, ATTY AT LAW

809 W. 35TH ST., CHGO, IL (0609

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

3255 S. SHIEUS AVE CHICAGO, Jl. 60616

3255 S. SHIUZIDS AUG. CHICACO, IL-406/6

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LEGAL DESCRIPTION

PARCEL 1:

UNIT 105 IN THE ARMOUR PARK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 25, 26, 27 AND 28 IN BLOCK 4 OF PROPOSED SUBDIVISION OF BLOCK 4 IN CANAL TRUSTEE'S SUBDIVISION OF SECTION 33, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 1420518011; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS (EXCEPT FROM SAID PARCEL THE PROPERTY AND SPACE COMPRISING ALL OF THE UNITS AS DEFINED AND SET FORTH IN SAID DECLARATION AND SURVEY) IN COOK COUNTY ILLINOIS.

PARCEL 2:

THE (EXCLUSIVE) RIGHT TO THE USE OF PARKING SPACES P-6, AND STORAGE SPACE SA-L, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATON AFORESAID RECORDED, AS DOCUMENT 1420518011.

ADDRESS: Unit 105 - 3255 S. Shields Avenue - Chicago, 11 60616

PIN: 17-33-209-009 & 17-33-209-010-0000

	CANA	
REAL ESTATE TRANSF	ER TAX	02-L ec-2014
A 1500	CHICAGO:	1,650.00
	CTA:	660.00
	TOTAL:	2,310.01
17 33 209-009-0000	20141101646355	1-322-480-256

		02-Dec-2014
TOANSFE	R TAX	110.00
REAL ESTATE TRANSFE	COUNTY:	220.00
	ILL[NOIS:	330.00
	TOTAL:	-76 605-056
	0141101646355	1-276-003
17-33-209-009-0000 2	2014111	