

UNOFFICIAL COPY

St 0114629735
1/2



Doc#: 1434910092 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/15/2014 12:30 PM Pg: 1 of 3

SPECIAL WARRANTY D E E D

THE GRANTOR(S), **DLB REALTY COMPANY LLC**, an Illinois Limited Liability Company of the city of BLUE ISLAND, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, **CONVEY(S) and WARRANT(S) to Mayberry Consulting LLC**, of 7621 Newfield Tinley Park, IL 60487 of the county of COOK of the State of Illinois, the following described Real Estate:

See Exhibit "A" attached hereto and made a part hereof

COMMONLY KNOWN AS: 2305 Windsor Lane, Country Club Hills, IL - 60478

PIN: ~~31-15-305-007-0000~~ 31-03-202-158-0000
T.P.

situated in the County of **COOK**, State of Illinois. Grantee shall have and hold said premises **SUBJECT TO:** Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2014 and subsequent years.

Grantors covenants that she/he has a right to convey the land and warrants the title against the lawful claims of all persons claiming by, through, and under her but not further otherwise. **Grantors has no homestead rights in the property.**

DATED this 8th day of December, 2014

Donna Brown
DONTEE BROWN, MANAGING MEMBER



NO. H-264
\$ 155.00
REAL ESTATE
TRANSFER TAX

STEWART TITLE
800 E. DIEHL ROAD
SUITE 180
NAPERVILLE, IL 60563

S
P
S
SC
INT

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS

COUNTY OF COOK

I, the undersigned, a Notary Public *Managing Member of DLB Realty Company LLC* in and for said County and State, do hereby certify that DONTÉE BROWN, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

WITNESS my hand and official seal this 8th day of December, 2014.

[Signature]
NOTARY PUBLIC



DONTÉE BROWN, 2849 140TH STREET BLUE ISLAND, IL 60406

PREPARED BY:

MAIL TO:
TO:

SEND SUBSEQUENT TAX BILLS

Jashmin Mayberry
7621 Newfield Lane
Tinley Park IL 60487

Jashmin Mayberry
7621 Newfield Lane
Tinley Park IL 60487

REAL ESTATE TRANSFER TAX

09-Dec-2014



COUNTY: 15.50
ILLINOIS: 31.00
TOTAL: 46.50

UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

PARCEL 1

THAT PART OF PARCEL 30 IN RESUBDIVISION OF PART OF PROVINCETOWN HOMES UNIT NO. 2, BEING A RESUBDIVISION OF AREAS 28 THRU 40 BOTH INCLUSIVE, IN PROVINCETOWN HOMES UNIT NO. 2, BEING A SUBDIVISION OF PART OF SECTION 3, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF PARCEL 30; THENCE EAST ALONG THE NORTH LINE OF PARCEL 30, 98.35 FEET TO AN INTERSECTION OF THE CENTER LINE OF PARTY WALL EXTENDED NORTH FOR A PLACE OF BEGINNING; THENCE SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSES ALONG AN EXTENSION OF AND THE CENTER LINE OF PARTY WALL, 22 FEET TO A POINT ON THE CENTER LINE OF A PARTY WALL; THENCE WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSES ALONG THE CENTER LINE OF A PARTY WALL, 20 FEET; THENCE SOUTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE ALONG THE CENTER LINE OF A PARTY WALL AND AN EXTENSION THEREOF 41 FEET TO A POINT IN THE SOUTH LINE OF PARCEL 30; THENCE EAST ALONG THE SOUTH LINE OF PARCEL 30, 22.35 FEET TO AN INTERSECTION WITH THE CENTER LINE OF A PARTY WALL EXTENDED SOUTH; THENCE NORTH AT RIGHT ANGLES TO THE LAST WILL, 38.23 FEET TO A POINT IN THE CENTER LINE OF PARTY WALL; THENCE WEST AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE ALONG THE CENTER LINE OF A PARTY WALL 11.25 FEET TO A POINT IN THE CENTER LINE OF A PARTY WALL; THENCE NORTH AT RIGHT ANGLES TO THE LAST DESCRIBED COURSE ALONG THE CENTER LINE OF PARTY WALL AND EXTENSION THEREOF 24.77 FEET TO A POINT IN THE NORTH LINE OF PARCEL 30; THENCE WEST ALONG THE NORTH LINE OF SAID PARCEL 30, 10.90 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS.

PARCEL 2

EASEMENT APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE AS DEFINED IN DECLARATION RECORDED NOVEMBER 26, 1989 AS DOCUMENT NO. 21023533, AS AMENDED BY INSTRUMENT RECORDED FEBRUARY 13, 1970 AS DOCUMENT NO. 21080894 AND REFERRED TO IN DECLARATION OF

INCLUSION RECORDED AUGUST 18, 1971, AS DOCUMENT NO. 21588817, IN COOK COUNTY, ILLINOIS.