

UNOFFICIAL COPY

1433 15826-1423382K
**Warranty Deed
Statutory (ILLINOIS)**

**ORTH AMERICAN
TITLE COMPANY**

**THIS INDENTURE
WITNESSETH**



Doc#: 1503355081 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/02/2015 03:01 PM Pg: 1 of 2

THE ABOVE SPACE FOR RECORDER'S USE ONLY

That the Grantor, **CHICAGO PROPERTY ASSOCIATES, LLC**, an Illinois limited liability company duly organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State where the following describe real estate is located, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, the receipt of which is hereby acknowledged, and pursuant to authority given by the member of said limited liability company, hereby **CONVEYS** and **WARRANTS** to **KEVIN BRADLEY**, an unmarried person, whose address is: 1138 N. Ridgeway Ave, Chicago, IL 60651, the following described Real Estate situated in the County of **COOK** in the State of Illinois, to wit:

LOT 6 IN OWNERS SUBDIVISION OF LOTS 9 TO 12 AND VACATED ALLEY EAST OF AND ADJOINING SAID LOTS IN NORMAN C. PERKINS SUBDIVISION OF LOTS 4 AND 5 IN BLOCK 3 IN WILLIAM FLEMING'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ALSO THE NORTH 116.92 FEET OF LOT 23 AND THE SOUTH 9.46 FEET OF LOT 24 OF WAKEFORD 7TH ADDITION, BEING FRANK I. CRAWFORD'S SUBDIVISION OF LOTS 2, 3, 8, AND 9 IN BLOCK 3 OF WILLIAM FLEMING'S SUBDIVISION AFORESAID, IN COOK COUNTY, ILLINOIS.

P.I.N. 20-27-224-016-0000

C/K/A 7426 S. VERNON AVENUE - CHICAGO, IL 60619

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

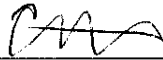
SUBJECT TO: (1) general real estate taxes not yet due and payable; (2) covenants, conditions and restrictions of record; (3) building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the subject real estate.

UNOFFICIAL COPY

IN WITNESS WHEREOF, Grantor has hereunto set its hand and seal this date:

CHICAGO PROPERTY ASSOCIATES, LLC

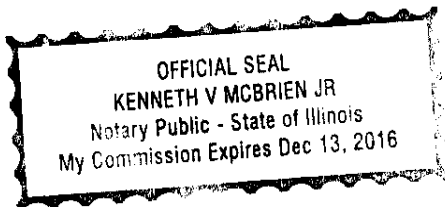
an Illinois limited liability company

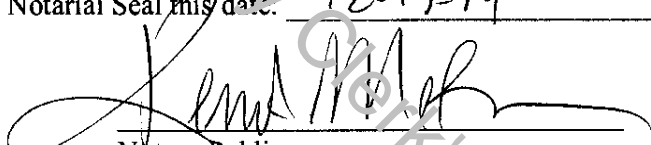
By: 
Christopher Amatore
Its: Manager

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, A Notary Public in and for the County and State aforesaid, do hereby certify that **CHRISTOPHER AMATORE** is manager of **CHICAGO PROPERTY ASSOCIATES, LLC**, an Illinois limited liability company, 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 acknowledged that he signed and delivered the said instrument of his own free and voluntary act, and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this date: 12-17-14




Notary Public
My commission expires 12-13-16

After Recording Mail to:


GEORGE VRANAS
3464 N. Clark
Chicago, IL 60657

Send Subsequent Tax Bills to:



KEVIN BRADLEY
7426 S. Vernon
Chicago, IL 60619

This Instrument Was Prepared by:
Whose Address Is:

Hynes Law Group, P.C.
6650 N. Northwest Hwy, Suite 106
Chicago, IL 60631

REAL ESTATE TRANSFER TAX		27-Jan-2015
	CHICAGO:	1,012.50
	CTA:	405.00
	TOTAL:	1,417.50

20-27-224-016-0000 | 20141201652696 | 0-905-481-856

REAL ESTATE TRANSFER TAX		27-Jan-2015
	COUNTY:	67.50
	ILLINOIS:	135.00
	TOTAL:	202.50

20-27-224-016-0000 | 20141201652696 | 2-079-624-832