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Warranty Deed

ILLINOIS

Doc#: 1507755033 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/18/2015 10:57 AM Pg: 1 of 3

FIDELITY NATIONAL TITLE

053016959

Above Space for Recorder's Use Only

THE GRANTOR(s) Five Rivers Petroleum, LLC, of the City of Bloomingdale, County of Dupage, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to Stephen C. Berger, of 122 Owen Ave., Lansdowne, PA 19050, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached hereto and made part hereof.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

** A MARRIED MAN*
SUBJECT 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.

Permanent Real Estate Index Number(s): 20-23-009-021-0000

Address(es) of Real Estate:
7614 S. Lowe Ave., Chicago, Illinois 60620

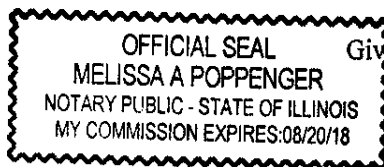
The date of this deed of conveyance is February 27, 2015

THIS IS NOT HOMESTEAD PROPERTY


Five Rivers Petroleum LLC, by Sundeep S. Lamba, its Managing Member

State of IL, County of Cook SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Sundeep S. Lamba as Managing Member of Five Rivers Petroleum 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, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)



Given under my hand and official seal this 27th
Day of February 2015

(My Commission Expires 8/20/18)


Notary Public

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LEGAL DESCRIPTION

For the premises commonly known as: 7614 S. Lowe Ave.
Chicago, Illinois 60620

Legal Description:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

REAL ESTATE TRANSFER TAX 05-Mar-2015



COUNTY:	87.50
ILLINOIS:	175.00
TOTAL:	262.50

20-28-309-021-0000 | 20150201666103 | 1-841-095-040

REAL ESTATE TRANSFER TAX 05-Mar-2015



CHICAGO:	1,312.50
CTA:	525.00
TOTAL:	1,837.50

20-28-309-021-0000 | 20150201666103 | 1-738-244-480

This instrument was prepared by

Mages & Price LLC
707 Lake Cook Road, Suite 314
Deerfield, IL 60015

Send subsequent tax bills to:

Stephen C. Berger
122 Owen Ave.
Lansdowne, PA 19050

Record or mail recorded document

Stephen C. Berger
122 Owen Ave.
Lansdowne, PA 19050

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FIDELITY NATIONAL TITLE INSURANCE COMPANY



" EXHIBIT A "

ORDER NUMBER: 2011 053016959 USC
STREET ADDRESS: 7614 S LOWE AVE

CITY: CHICAGO COUNTY: COOK
TAX NUMBER: 20-28-309-021-0000

LEGAL DESCRIPTION:
THE SOUTH 30 FEET OF LOT 4 IN BLOCK 10 IN STORKES SUBDIVISION OF AUBURN, A SUBDIVISION
IN THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 28, TOWNSHIP 38 NORTH, RANGE 14, EAST
OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AGENT:
MAGES & PRICE, LLC
707 LAKE COOK ROAD SUITE 314
DEERFIELD, ILLINOIS 60015

Property of Cook County Clerk's Office