

# UNOFFICIAL COPY



Doc#: 1507950126 Fee: \$46.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/20/2015 12:26 PM Pg: 1 of 5

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## WARRANTY DEED ILLINOIS STATUTORY

Limited liability company to Individual(s)

MAIL TO:

MICHAEL J. GOLDBECK  
108275 WESTERN  
CHICAGO, IL 60648

NAME/ADDRESS OF TAXPAYER(S):

**Brian Taylor**  
**Natasha Taylor**  
**1710 West Fletcher**  
Chicago, Illinois 60657

RECORDER'S STAMP

PT5-393

The Grantor, **MAGNUM HOMES, LLC**, a limited liability company organized and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for the consideration of Ten and No/100ths Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority given by the Board of Managers of said company, **CONVEYS and WARRANTS** unto

**BRIAN TAYLOR and NATASHA TAYLOR**, as Tenants by the Entirety

the following described property situated in the County of Cook in the State of Illinois, to wit:

See Legal Description attached hereto and made a part hereof

Permanent Index Number: 14-30-203-039-0000

Commonly Known As: 1710 West Fletcher, Chicago, IL 60657

Mail to  
**PROFER TITLE, LLC**  
180 N. LaSalle Street  
Ste. 2440  
Chicago, IL 60601  
PT5-00393

**SUBJECT TO:** covenants, conditions, easements and restrictions of record and the general real estate taxes for the year 2014 (second installment) and subsequent.

In Witness Whereof, the said Grantor has caused its name to be signed to these presents by a Manager this 17 day of March, 2015.

**Magnum Homes, LLC,**  
an Illinois limited liability company

By: X Seamus Murnin  
Seamus Murnin, Its Manager

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State of Illinois )  
 ) SS  
County of Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above signatory, personally known to me to be a Manager of **MAGNUM HOMES, LLC**, 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 as such Manager he signed and delivered the said instrument, pursuant to authority given by the Board of Managers of said company, at his free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and official seal this 11 day of March, 2015.



*John E. Lovstrand*  
Notary Public

This instrument prepared by: John E. Lovstrand, Esq.  
JOHN E. LOVSTRAND, P.C.  
30 Green Bay Road  
Winnetka, IL 60093

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JOHN LOVETRAN  
As an Agent for Fidelity National Title Insurance Company  
30 GREEN BAY ROAD WINNETKA, IL 60093

Commitment Number: PT15\_00393AA3

## SCHEDULE C PROPERTY DESCRIPTION

Property commonly known as:  
1710 W FLETCHER ST  
CHICAGO, IL 60657  
Cook County

The land referred to in this Commitment is described as follows:

LOT 51 IN EUGENE E. BRUSSING'S ADDITION TO LAKEVIEW, A SUBDIVISION OF THE NORTH ½ OF THE  
NORTHEAST ¼ OF THE NORTHEAST ¼ (EXCEPT THE EAST 7 ACRES THEREOF) OF SECTION 30,  
TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,  
ILLINOIS.

PERMANENT INDEX NUMBER: 14-30-203-039-0000



Property of Cook County Clerk's Office

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Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX 18-Mar-2015

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	COUNTY:	737.50
	ILLINOIS:	1,475.00
	TOTAL:	2,212.50

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Property of Cook County Clerk's Office

**REAL ESTATE TRANSFER TAX** 18-Mar-2015

<b>CHICAGO:</b>	11,062.50
<b>CTA:</b>	4,425.00
<b>TOTAL:</b>	15,487.50

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