

UNOFFICIAL COPY



SPECIAL WARRANTY DEED

Doc#: 1508441048 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/25/2015 02:44 PM Pg: 1 of 2

THIS INDENTURE, made this 6th day of March, 2015 between LAKESIDE CAPITAL ASSETS, LLC, an Illinois Limited Liability Company created 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, party of the first part, and MRJP Ventures, LLC whose address is 6118 Roosevelt Road, B, Oak Park, Illinois 60304, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby

acknowledged, and pursuant to authority of the Members of said limited liability company, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns. FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

Lot 29 in Block 8 in Cobe and McKinnon's 63rd Street Subdivision of the Southeast quarter of the Southeast quarter of Section 13, Township 38 North, Range 13, and the Northeast quarter of the Northeast quarter of Section 24, Township 38 North, Range 13, East of the Third Principal Meridian in Cook County, Illinois.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: all unpaid general taxes and special assessments and to covenants, conditions, easements and restrictions of record.

Permanent Real Estate Index Number(s): 19-13-431-014-0000

Address of real estate: 6243 South Artesian Ave., Chicago, IL 60629

IN WITNESS WHEREOF, said party of the first part has caused its name to be signed to these presents by one of its members the day and year first above written.

LAKESIDE CAPITAL ASSETS, LLC, an Illinois limited liability company,

By: David R. Gray, Jr., Member

FIRST AMERICAN TITLE
ORDER # 2523857
303

This instrument prepared by: The Law Offices of David R. Gray, Jr., Ltd. 120 North LaSalle Street, Suite 2850, Chicago, Illinois 60602

SC INT 10
S P S
K
K
K

UNOFFICIAL COPY

MAIL TO: Clark Hill PC/Lisa S. Sauer
 (Name)
150 N. Michigan Ave, Suite 2700
 (Address)
Chicago, IL 60601
 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
MRJP Ventures, LLC
 (Name)
6118 Roosevelt Rd. B
 (Address)
Oak Park, IL 60304
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____

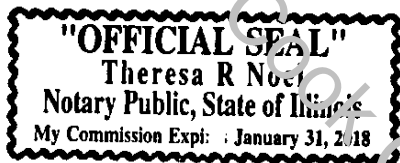
STATE OF ILLINOIS)
) SS:
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that David R. Gray, Jr., personally known to me to be a Member of LAKESIDE CAPITAL ASSETS, 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 he signed and delivered the said instrument pursuant to authority, as 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 6th day of March, 2015.

Theresa R Noel

 Notary Public



REAL ESTATE TRANSFER TAX 20-Mar-2015
 CHICAGO: 112.50
 CTA: 135.00
 TOTAL: 577.50
 19-13-431-014-0000 | 20150301667928 | 1-281-722-732

REAL ESTATE TRANSFER TAX 20-Mar-2015
 COUNTY: 27.50
 ILLINOIS: 55.00
 TOTAL: 82.50
 19-13-431-014-0000 | 20150301667928 | 2-091-026-816

BOX _____

SPECIAL WARRANTY DEED

Corporation to Individual

TO

ADDRESS OF PROPERTY:

MAIL TO: