

UNOFFICIAL COPY

PREPARED BY:

Joseph A. La Zara
7246 W. Touhy
Chicago, IL 60631

MAIL TAX BILL TO:

Ryan M. Karjolic
2624 W. Armitage Avenue, Unit 3B
Chicago, IL 60645



MAIL RECORDED DEED TO:

Shane Mowery
3653 W. Irving Park Rd
Chicago, IL 60618

Doc#: 1509042019 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/31/2015 09:12 AM Pg: 1 of 3

Chicago Title - 1509042019 34 PR - COC

WARRANTY DEED - LIMITED LIABILITY COMPANY TO INDIVIDUAL (Illinois)

THE GRANTOR(S), 2624 Armitage 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, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Member(s) of said Limited Liability Company, party of the first part, CONVEYS and WARRANT(S) to Ryan M. Karjolic and Carla E. Karjolic, 1935 N. Fairfield #205, Chicago, IL 60647 party of the second part, the following described Real Estate, situated in the County of, in the State of Illinois, to wit:

*husband and wife, as tenants
by the entirety*

Parcel 1:

Unit 3B in 2624 Armitage Condominium as delineated on a survey of the following described real estate:

Lots 17 and 18 in Gray and Adams Subdivision of Lots 1 to 9 and Lots 28 to 31 of Block 4 in S. Steven's Subdivision of 53 acres of the Northeast 1/4 of Section 36 Township 40 North, Range 13, East of the Third Principal Meridian, lying Southwest of Milwaukee Avenue, in Cook County, Illinois.

Which survey is attached as Exhibit A-2 to the Declaration of Condominium recorded as Document Number 1426018023 and re-recorded as Document Number 1431416095 together with its undivided percentage interest in the common elements.

Parcel 2:

The exclusive right to use of parking space G5 as limited common element as delineated on a survey attached to the Declaration of aforesaid recorded as Document Number 1426018023 and re-recorded as Document number 1431416095.

THIS IS NOT HOMESTEAD PROPERTY.

Permanent Tax Number: 13-36-229-037-0000 and 13-36-229-038-0000

Commonly known as: 2624 W. Armitage Avenue, #3B and parking space G5, Chicago, IL 60645

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its Authorized Member or Manager this 23rd day of MARCH, 2015.

REAL ESTATE TRANSFER TAX 24-Mar-2015



COUNTY: 172.50
ILLINOIS: 345.00
TOTAL: 517.50

13-36-229-037-0000 | 20150301671652 | 1-235-757-440

2624 Armitage LLC

By *[Signature]*
Magorzata Rybska, Authorized Member

S Y
P 3
S N
SC V
INT [Signature]

BOX 334 CT

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STATE OF ILLINOIS

SS

COUNTY OF

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Malgorzata Rybska, personally known to me to be the Authorized Member of 2624 Armitage LLC, an Illinois Limited Liability Company, and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that as such Authorized Member or Manager, he/she signed and delivered the said instrument pursuant to authority given by the Members of said Limited Liability Company, as the free and voluntary act of the Authorized Member or Manager, and as the free and voluntary act and deed of said Limited Liability Company, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 23rd day of March, 2015

Michael Anthony Manges
Notary Public

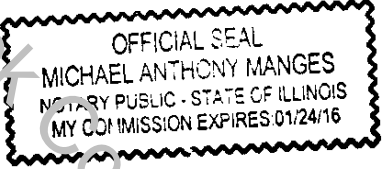
My commission expires: _____

Exempt under the provisions of paragraph _____

REAL ESTATE TRANSFER TAX	24-Mar-2015
CHICAGO:	2,597.50
CTA:	1,035.00
TOTAL:	3,622.50



13-36-229-037-0000 | 20150301671652 | 1-911-703-936



Property of Cook County Clerk's Office

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CHICAGO TITLE
COMPANY

LEGAL DESCRIPTION

Order No.: 15N W7114934PK

For APN/Parcel ID(s): 13-36-229-037 and 13-36-229-038

Parcel 1:

Unit 3B in 2624 Armitage Condominium as delineated on a survey of the following described real estate: Lots 17 and 18 in Gray and Adams Subdivision of lots 1 to 9 and lots 28 to 31 of Block 4 in S. Steven's Subdivision of 53 acres of the Northeast ¼ of Section 36, Township 40 North, Range 13, East of the Third Principal Meridian, lying Southwest of Milwaukee Avenue, in Cook County Illinois, which survey is attached as Exhibit A-2 to the Declaration of Condominium recorded as document number 1426018023, re-recorded November 10, 2014 as document number 1431416095, together with its undivided percentage interest in the common elements.

Parcel 2: the exclusive right to use of Parking Space 35 as limited common element as delineated on a survey attached to the declaration of aforesaid recorded as document number 1426018023, re-recorded November 10, 2014 as document number 1431416095.

Cook County Clerk's Office