

UNOFFICIAL COPY



Doc#: 1509710082 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/07/2015 02:49 PM Pg: 1 of 3

01146-32976 1 of 1 us

PLEASE RETURN TO:

William S. Bazianos
Roeser Buchert & Graham
2 N. Riverside Plz, Ste 1420
Chicago IL 60606

Mail subsequent tax bills to:
ABCD Real Estate, LLC
5450 N Winthrop Ave.
Chicago IL 60640

GRANTORS JAY S MITCHELL and ANN MARIE MITCHELL, married to each other, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and no/100 Dollars and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO:

ABCD Real Estate LLC Series 2505 W. Hutchinson, an Illinois series limited liability company
5450 N. Winthrop Ave
Chicago IL 60640

The following described real estate located in the City of Chicago, County of Cook, State of Illinois, to wit:

See Legal Description attached

2505 W Hutchinson St.
Chicago, IL 60618
PIN: 13-13-407-019-0000

STEWART TITLE
800 E. DIEHL ROAD
SUITE 180
NAPERVILLE, IL 60563

SUBJECT TO: General Real estate taxes not yet due and payable, Covenants, Restrictions, conditions and encumbrances, if any, of record as well as building lines and easements.

HEREBY RELEASING AND WAIVING all rights under and by virtue of the Homestead Exemption Law of the State of Illinois, to have and to hold such property forever for uses and purposes herein set forth.

Dated this 27th day of March, 2015



Ann Marie Mitchell
Ann Marie Mitchell

Jay S Mitchell
Jay Mitchell

State of ILLINOIS
County of COOK

I, Brian Schomo, a notary public, in and for said state and county afore said, DO HEREBY CERTIFY THAT Ann Marie Mitchell personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act for the uses and purposes therein set forth, including release and waiver of the right of homestead

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

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Given under my hand and seal this
27th day of March, 2015





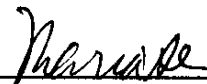
Notary public

State of ILLINOIS
County of COOK

I, MARIA SERWY a notary public, in and for said state and county aforesaid, DO HEREBY CERTIFY THAT Jay S Mitchell personally known to me to be the same persons 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 release and waiver of the right of homestead

Given under my hand and seal this
20th Day of March 2015





Notary public

Name and address of preparer

Susan P. Malone, 542 S Dearborn Suite 610, Chicago, IL 60605

REAL ESTATE TRANSFER TAX 31-Mar-2015



COUNTY: 263.50
ILLINOIS: 527.00
TOTAL: 790.50

13-13-407-019-0000 | 20150301673660 | 1-160-104-320

REAL ESTATE TRANSFER TAX 31-Mar-2015



CHICAGO: 3,952.50
CTA: 1,581.00
TOTAL: 5,533.50

13-13-407-019-0000 | 20150301673660 | 0-086-362-496

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Exhibit A - Legal Description

LOT 83 IN FLICKS' SUBDIVISION OF THAT PART OF LOTS 4, 5, 8, AND 9, LYING EAST OF THE EAST LINE OF THE TRACT CONVEYED TO THE SANITARY DISTRICT OF CHICAGO BY THE DEED RECORDED NOVEMBER 11, 1903 AS DOCUMENT 3466716 IN BOOK 8533, PAGE 10, IN THE SUPERIOR COURT PARTITION OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, SOUTHEAST 1/04 OF SECTION 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office