

# UNOFFICIAL COPY



Doc#: 1513841134 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/18/2015 12:23 PM Pg: 1 of 4

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to 30/4  
15SA3444576LP  
**SPECIAL WARRANTY DEED**  
(Illinois)

KNOW ALL MEN BY THESE PRESENT, this indenture made as of this 16 day of March 15, by Illinois Realty Investments, LLC, an Illinois limited liability company ("Grantor"), for and in consideration of the sum of ten dollars (\$10.00), the receipt whereof is hereby acknowledged, do hereby REMISE, RELEASE, ALIEN and CONVEY unto **Waqar Ali Khan** ("Grantee") his, legal representatives and assigns, all the right, title, interest, claim or demand whatsoever may have acquired in all the following described real estate ("Property"), situated in the County of Cook and the State of Illinois known and described as follows, to wit:

\*and Azeem Ali Khan

THE NORTHEASTERLY 80 FEET OF LOTS 3, 4 AND 5 TAKEN AS A TRACT IN LINCOLN TOWER'S EIGHT ADDITION SUBDIVISION OF THE NORTHWESTERLY HALF OF LOT 21 (EXCEPT THE NORTHWESTERLY 161.50 FEET THEREOF) IN BRONSON'S PART OF CALDWELL'S RESERVE IN TOWNSHIP 40 AND 41 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THEREFROM THE NORTHEAST 33 FEET AND THE SOUTHEAST 33 FEET THEREOF) AND (EXCEPT THEREFROM THAT PARTY LYING SOUTH A LINE 50 FEET NORTH OF THE CENTER LINE OF DEVON AVENUE) IN COOK COUNTY, ILLINOIS.

Commonly known as: 6430 NORTH LONGMEADOW, LINCOLNWOOD, IL 60712.

Tax I.D. No.: 10-33-427-034-0000.

Together with all and singular the hereditaments and appurtenances thereto 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 Grantor, either in law or equity, of, in and to the above described premises, TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the Grantee, and his respective heirs and assigns forever.

Grantor, for itself and its successors, do covenant, promise and agree, to and with the Grantee, and his respective 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 encumbered or charged, except as herein recited; and that they WILL WARRANT AND DEFEND the said premises, only against all persons lawfully claiming, or to claim the same, by, through or under Grantor, subject to:

SEE EXHIBIT B ATTACHED HERETO.

**BOX 333-CT**

Y  
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NTL

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(Signature Page to Special Warranty Deed)

IN WITNESS THEREOF, Grantor has caused its name to be signed to those present on the day first written above.

Illinois Realty Investments, LLC

[Signature]

By: Don Tinimbang

Its: Member

[Signature]

By: Richard Tinimbang

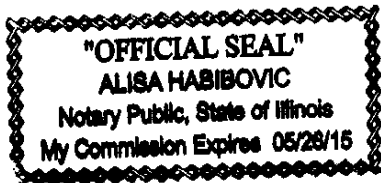
Its: Member

Property of Cook County Clerk's Office

STATE OF ILLINOIS )  
                                  )  
COUNTY OF COOK    )

I, THE UNDERSIGNED, A Notary Public in and for said County, in the State aforesaid, do hereby certify that Don Tinimbang and Richard Tinimbang personally known to me to be the same persons whose names are subscribed to the foregoing instrument, the declarants, appeared before me this day in person, and acknowledged that they signed the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal the 16 day of March, 2015.



[Signature]  
Notary Public

**REAL ESTATE TRANSFER TAX** 11-May-2015



COUNTY:	440.00
ILLINOIS:	880.00
TOTAL:	1,320.00

# UNOFFICIAL COPY

This instrument prepared by: Buzogany & Associates, LLC, 500 N. Michigan Avenue, Suite 600, Chicago, IL 60611

**After Recording Mail To:**

~~Helen Barcham~~

~~2400 Ravine Way, Suite 200~~

~~Glenview, IL 60025~~

WAQAR ALI KHAN

6430 N. LONGMEADOW

LINCOLNWOOD, IL 60712

**Send Subsequent Tax Bills to:**

Waqar Ali Khan

6430 N. Longmeadow

Lincolnwood, Illinois 60712

**COOK COUNTY  
RECORDS & DEEDS  
SCANNED BY \_\_\_\_\_**

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

THIS INSTRUMENT PREPARED BY  
AND WHEN RECORDED RETURN TO:

ATTACH TO ALL EXEMPT  
AND NON-EXEMPT DEEDS

Village of Lincolnwood  
Attention: Water Billing Division  
6900 North Lincoln Avenue  
Lincolnwood, Illinois 60712

**VILLAGE OF LINCOLNWOOD  
CERTIFICATE OF PAYMENT  
OF WATER SERVICE CHARGES AND OTHER MONETARY CHARGES  
OWED THE VILLAGE**

The undersigned, Director of Finance or his designee for the Village of Lincolnwood, Cook County, Illinois, certifies that the water service charges, plus penalties for delinquent payments, if any, and other monetary charges owed the Village by the property owner for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: Illinois Realty Investments, LLC

Mailing Address: 6430 N. Longmeadow  
Lincolnwood, IL 60712

Telephone No.: \_\_\_\_\_

Attorney or Agent: \_\_\_\_\_

Telephone No.: \_\_\_\_\_

Property Address: 6430 N. Longmeadow  
Lincolnwood, IL 60712

Property Index Number (PIN): 10-33-427-034-0000

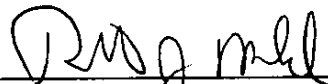
Water Account Number: 009668-000

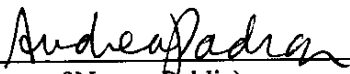
Date of Issuance: 03/17/15

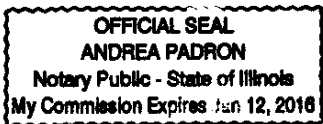
State of Illinois )  
County of Cook )

VILLAGE OF LINCOLNWOOD

This instrument was acknowledged before me  
on 3/17/15, by Andrea Padron.

By:   
Robert J. Merkel  
Finance Director

  
(Signature of Notary Public)  
(SEAL)



THIS CERTIFICATE IS GOOD FOR ONLY 20 DAYS AFTER THE DATE OF ISSUANCE.