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This document prepared by:)
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)
)
)

Doc#: 1522210061 Fee: \$40.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 08/10/2015 02:33 PM Pg: 1 of 2

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FIRST AMERICAN

File # 2013300 WARRANTY DEED

THE GRANTOR **Evolution Home Builders, LLC**, an Illinois Limited Liability Company, for valuable consideration of ten dollars (\$10.00), and other good and valuable consideration, cash in hand paid, the receipt and sufficiency of which is hereby acknowledged, does hereby convey and warrant unto **Charles N. McDaniel and Danielle L. McDaniel**, husband and wife, with a current address of 211 E. Ohio St, Chicago, IL 60611, hereinafter "Grantees", not as tenants in common or as joint tenants, but rather as **tenants by the entirety** with rights of survivorship, the following real estate, together with all improvements located thereon, lying in the County of Cook, State of Illinois, to-wit:

LEGAL DESCRIPTION: THE SOUTH HALF OF LOT A OF A CONSOLIDATION OF LOTS 19 AND 20 IN BLOCK 8 IN RACE'S SUBDIVISION OF THE EAST HALF OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER (NORTH OF ELSTON ROAD) AND THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 3811 N. CHRISTIANA AVENUE, CHICAGO, IL 60618.

TAX IDENTIFICATION NO.: 13-23-214-016-0000 (AFFECTS LAND AND OTHER PROPERTY)

temp # 13-23-214-016-3811

Hereby releasing and waiving all rights under and by virtue of the Homestead Laws of the State of Illinois. Subject to all easements, rights-of-way and protective covenants of record, if any.

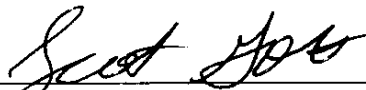
TO HAVE AND TO HOLD same unto Grantee, and unto Grantee's heirs and assigns forever, with all appurtenances thereunto belonging.

Grantor does for Grantor and Grantor's heirs, personal representatives, executors and assigns forever hereby covenant with Grantee that Grantor is lawfully seized in fee simple of said premises; that the premises are free from all encumbrances, unless otherwise noted above; that Grantor has a good right to sell and convey the same as aforesaid; and to forever warrant and defend the title to the said lands against all claims whatever.

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WITNESS Grantor's hand this 30 day of JUNE, 2015.



Grantor: **EVOLUTION HOME BUILDERS, LLC**, by Scott Gottlieb, as Managing Member

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 **Scott Gottlieb** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered this instrument as his 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 notarial seal this 30 day of JUNE, 2015.




Notary Public

MAIL DEED, AFTER RECORDING, TO:

Aron Minkus
203 N LaSalle, #2004
Chicago, IL 60604

REAL ESTATE TRANSFER TAX		28-Jul-2015
CHICAGO		4,725.00
STATE		1,890.00
TOTAL:		6,615.00
13-23-214-016-0000 20150601601353 1-335-769-984		

SEND FUTURE TAX BILLS TO:

Charlie McDaniel
3811 N. Christiana Ave.
Chicago, IL 60618

REAL ESTATE TRANSFER TAX		28-Jul-2015
COUNTY:		315.00
ILLINOIS:		630.00
TOTAL:		945.00
13-23-214-016-0000 20150601601359 0-200-883-072		