

UNOFFICIAL COPY

Warranty Deed

ILLINOIS



Doc#: 1524410064 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/01/2015 02:30 PM Pg: 1 of 3

above space for recording only

THE GRANTOR(s) Urban Real Estate Partners Three LLC for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(s) and WARRANT(s) to Michelle Lesueur and Marshall Lesueur of Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached hereto and made part hereof.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. * A SINGLE MAN
** A MARRIED WOMAN

SUBJECT TO: General taxes for 2014 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 16-12-220-021-0000

Address(es) of Real Estate: 452 N Western Ave, Chicago IL 60612

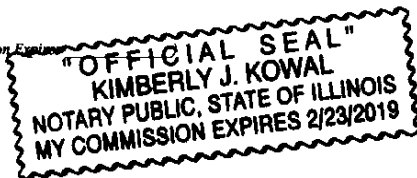
The date of this deed of conveyance is 08 19 /2015.

Urban Real Estate Partners Three LLC

State of IL, County of Cook SS. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above signatory(s) whose name is Nicholas personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)

(My Commission Expires)



Given under my hand and official seal 8/19/15
Kimberly J. Kowal
Notary Public

FIDELITY NATIONAL TITLE CH150110027
172

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3
N
SC
INT

REAL ESTATE TRANSFER TAX	24-Aug-2015
CHICAGO:	3,262.50
CTA:	1,305.00
TOTAL:	4,567.50

REAL ESTATE TRANSFER TAX	24-Aug-2015
COUNTY:	217.50
ILLINOIS:	435.00
TOTAL:	652.50

16-12-220-021-0000 | 20150601695036 | 0-696-735-616

16-12-220-021-0000 | 20150601695036 | 1-602-901-888

BOX 15

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LEGAL DESCRIPTION

For the premises commonly known as: 452 N Western Ave, Chicago IL 60612

Legal Description:
See attached.

Property of Cook County Clerk's Office

This instrument was prepared by:

Mark Edison
Law Office Mark E. Edison PC
1415 W. 22nd Street Tower Floor
Oak Brook, IL 60523

Send subsequent tax bills to:

Marshall Lesueur
452 N. Western Ave
Chicago, IL 60612 →

Recorder-mail recorded document to:

UNOFFICIAL COPY

EXHIBIT A

Order No.: CH15016027

For APN/Parcel ID(s): 16-12-220-021-0000

LOT 5 IN BLOCK 1 IN A SUBDIVISION OF LOTS 1 AND 13, BOTH INCLUSIVE, IN SUB-BLOCK 1 IN SUBDIVISION OF BLOCK 16 IN THE EAST 1/2 OF THE NORTHEAST 1/4 OF SECTION 12, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 30, 1878 IN BOOK 13, PAGE 81 AS DOCUMENT 178437, IN COOK COUNTY, ILLINOIS

Property of Cook County Clerk's Office