

# UNOFFICIAL COPY



Doc#: 1526722044 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 09/24/2015 10:52 AM Pg: 1 of 2

Recording requested by:  
JAMES ARGYROPOULOS  
10232 S. CALIFORNIA AVE.  
CHICAGO IL 60655

And when recorded, please return  
this deed and tax statements to:

JAMES ARGYROPOULOS  
10232 S. CALIFORNIA AVE  
CHICAGO IL 60655

Above reserved for official use only

## GENERAL WARRANTY DEED

THE GRANTOR(s), JIG LLC, AN ILLINOIS LIMITED LIABILITY COMPANY, of 11041 South Menard Avenue, Chicago Ridge, Illinois 60415, County of Cook, State of Illinois FOR A VALUABLE CONSIDERATION, in the amount of TEN AND NO/100 DOLLARS (\$10.00), in hand and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEYS and WARRANTS, to JAMES ARGYROPOULOS, a  married man, whose address is 10232 S CALIFORNIA AVE, CHICAGO IL 60655, ("GRANTEE(s)") the following described real estate situated in the County of Cook, in the State of Illinois, all right, title, interest and claim to the following legal description:

LOT 60 IN A. A. HERMANN'S CALIFORNIA AVENUE RESUBDIVISION OF SUNDRY LOTS IN BLOCKS 9, 10, 27 AND 28 IN BEVERLY RIDGE SUBDIVISION ALSO SUNDRY LOTS IN BLOCK 3 IN 2ND ADDITION TO BEVERLY RIDGE IN SECTION 12, TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED AS DOCUMENT NUMBER 15540199 RECORDED FEBRUARY 4, 1953 IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Numbers: 24-12-316-046-0000

Address of Real Estate: 10232 S. California Avenue, Chicago, Illinois 60655

TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described property unto the said Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever IN FEE SIMPLE; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any part thereof.

Grantor further WARRANTS and agrees to FOREVER DEFEND all and singular the said property unto the said Grantee, Grantee's heirs, executors, administrators, successors and/or assigns, against every person whomsoever claiming or to claim the same or any part thereof.

NORTH AMERICAN  
TITLE COMPANY

*Ru*

220110247

7

# UNOFFICIAL COPY

EXECUTED this day of 9/21, 2015.

JIG LLC

Carl K. Courtright, as Manager

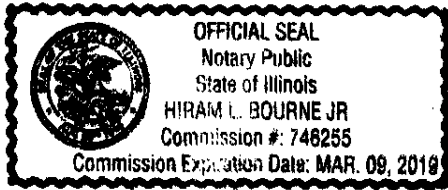
STATE OF ILLINOIS )  
COUNTY OF Cook ) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **Carl K. Courtright, as Manager** 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.

Given under my hand and notarial seal, this 21st day of September, 2015.

Signature of Notary Public

(Seal)



Printed Name of Notary

My commission expires on March 9th, 2019.

### MUNICIPAL TRANSFER STAMP (If Required)

REAL ESTATE TRANSFER TAX		23-Sep-2015
	COUNTY:	79.75
	ILLINOIS:	159.50
	TOTAL:	239.25
24-12-316-046-0000   20150901627995   1-214-259-072		

NAME & ADDRESS OF PREPARER:  
LAW OFFICES OF STANLEY E. NIEW, P.C.  
DAVID A. COURTRIGHT  
1000 JORIE BOULEVARD, SUITE 206  
OAK BROOK, ILLINOIS 60523

REAL ESTATE TRANSFER TAX		23-Sep-2015
	CHICAGO:	1,196.25
	CTA:	478.50
	TOTAL:	1,674.75
24-12-316-046-0000   20150901627995   0-721-772-416		