

UNOFFICIAL COPY

1002
MAIL TO:

JEFFREY GOLDBERG
1811 RIDGELEE RD.
HIGHLAND PARK, IL 60035

SEND TAX BILL TO:

CHANDYL BELANDRES
7889 N. Nordica Ave.
Niles, IL 60714



Doc#: 1600455016 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/04/2016 03:23 PM Pg: 1 of 3

PRECISION TITLE

WARRANTY DEED

THE GRANTOR, JP INVESTMENTS & MANAGEMENT, LLC, an Illinois limited liability company, by Joon Suh, managers, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations in hand paid, CONVEY and WARRANTS to GRANTEE, Chandyl Belandres, ^{a Married Woman} the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: (BB)

SEE LEGAL DESCRIPTION ON THE REVERSE SIDE

TO HAVE AND TO HOLD said premises forever as ~~Tenants in Common/~~ Joint Tenants/Tenants by the Entirety.

SUBJECT TO: Covenants, conditions, and restrictions of record; public and utility easements, special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; general real estate taxes for the year 2015 and subsequent years.

Permanent Real Estate Index Number: 10301250610000

Address of Real Estate: 7889 N. Nordica Ave., Niles, IL 60714

Dated: December 14, 2015

GRANTOR: JP INVESTMENTS & MANAGEMENT, LLC

By: Paul Suh
PAUL SUH, MEMBER/MANAGER

PTC 18180

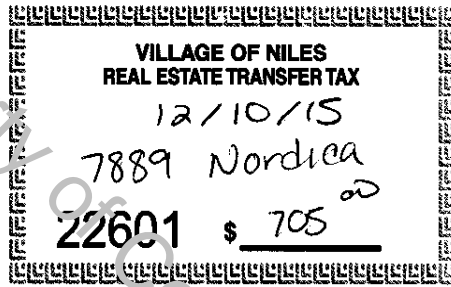
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LEGAL DESCRIPTION

SEE ATTACHED EXHIBIT.

Permanent Real Estate Index Number: 10301250610000

Address of Real Estate: 7889 N. Nordica Ave., Niles, IL 60714



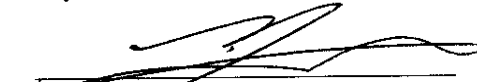
REAL ESTATE TRANSFER TAX	21-Dec-2015
COUNTY:	117.50
ILLINOIS:	235.00
TOTAL:	352.50
10-30-125-061-0000 20151201653686 0-901-624-896	

ACKNOWLEDGMENT

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a notary public in and for the above county and state, certify that, JOON SUH, manager of JP Investments & Management, LLC, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal December 14, 2015.


NOTARY PUBLIC



This instrument was prepared by Richard Kim, 8930 Waukegan Rd., Ste. 210, Morton Grove, IL 60053

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LEGAL DESCRIPTION

EXHIBIT "A"

File Number: PTC18180

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

PERMANENT INDEX NO.: 10-30-125-061

PARCEL 1:

THE EAST 32.66 FEET OF THE WEST 47.66 FEET OF THE SOUTH 1/2 OF LOT 4 IN LAWRENCEWOOD GARDENS, A SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

AN UNDIVIDED 1/16TH INTEREST IN THE WEST 15.0 FET OF SAID LOT 4 IN LAWRENCEWOOD GARDENS.

PARCEL 3:

EASEMENT APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF COVENANTS AND EASEMENTS DATED FEBRUARY 14, 1962 RECORDED FEBRUARY 15, 1962 AS DOCUMENT 18402993 FOR INGRESS AND EGRESS.

7889 N. NORDICA AVENUE,
NILES IL 60714

Property of Cook County Clerk's Office