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This document prepared by:)
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Doc#: 1601504047 Fee: \$40.00
 RHSP Fee: \$9.00 RPRF Fee: \$1.00
 Karen A. Yarbrough
 Cook County Recorder of Deeds
 Date: 01/15/2016 03:26 PM Pg: 1 of 2

FIRST AMERICAN TITLE
FILE # 2706334

10f2

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13-24-110-004-0000
(Parcel Identification Number)

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 **Roger K. House and Michael Little**, with a current address of Chicago, Illinois *NOT as JOINT TENANTS, but as tenants by the Entirety*, hereinafter "Grantees", not as tenants in common, but ~~as joint tenants 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: **LOT 45 IN BLOCK 4 IN WILLIAM E. HATTERMAN'S IRVING PARK BOULEVARD SUBDIVISION IN THE NORTHWEST 1/4 OF SECTION 24, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

COMMONLY KNOWN AS 3851 N. ALBANY AVENUE, CHICAGO, ILLINOIS 60618.

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 6th day of JANUARY, 2016.

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 6th day of JANUARY, 2016.

Notary Public



MAIL DEED, AFTER RECORDING, TO:

Rosen House
3851 N. Albany Ave.
Chicago, IL 60618

REAL ESTATE TRANSFER TAX		14-Jan-2016
CITY OF CHICAGO:		5,025.00
ILLINOIS STATE TAX:		2,010.00
TOTAL:		7,035.00

13-24-110-004-0000 | 2016010165776 | 1-832-156-224
* Total does not include any applicable penalty or interest due.

SEND FUTURE TAX BILLS TO:

Rosen House
3851 N. Albany Ave.
Chicago, IL 60618

REAL ESTATE TRANSFER TAX		14-Jan-2016
COUNTY:		335.00
ILLINOIS:		670.00
TOTAL:		1,005.00

13-24-110-004-0000 | 2016010165776 | 1-328-774-208