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WARRANTY DEED

Tenants by the Entirety

GRANTOR(S):

DZD GROUP LLC, 3907 W. SCHOOL
a limited liability company
created and existing under and by
virtue of the laws of the State of Illinois
and duly authorized to transact business
in the State of Illinois



Doc#: 1608339029 Fee: \$42.00
RHSP Fee: \$9.00 RPPF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/23/2016 10:05 AM Pg: 1 of 3

Currently Maintaining Office at:
9950 W. Lawrence Ave. #204C
Schiller Park, IL 60176

(The Above Space For Recorder's Use Only)

for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S)
and WARRANT(S) to:

JACOB MATTHEW KARLIN and KATELIN ELIZABETH KARLIN, husband and wife

not in tenancy in common nor in joint tenancy, but as TENANTS BY THE ENTIRETY, the following described Real
Estate situated in the State of Illinois, to wit:

**LEGAL DESCRIPTION: LOT 4 IN WILLIAM J. SWEENEY'S 3RD ADDITION TO CHICAGO IN THE SOUTH
1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13,
EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE
22, 1909 AS DOCUMENT NUMBER 43955044, IN COOK COUNTY, ILLINOIS.**

P.I.N.: 13-23-326-004-0000

PROPERTY ADDRESS: 3907 W. SCHOOL ST., CHICAGO, IL 60618

SUBJECT TO: (1) General real estate taxes for the year 2015 and subsequent years. (2) Covenants, conditions and
restrictions of record. (3) Private, public and utility easements. (4) Governmental taxes or assessments for improvements
not yet completed.

Hereby releases and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.
TO HAVE AND TO HOLD said real estate forever as TENANTS BY THE ENTIRETY.

DATED this 19th day of March, 2016.

DZD GROUP LLC, 3907 W. SCHOOL
By its Manager and Member John Zych

REAL ESTATE TRANSFER TAX	10-Mar-2016
CHICAGO:	4,252.50
CTA:	1,701.00
TOTAL:	5,953.50 *

13-23-326-004-0000 | 20160201673638 | 1-283-032-640

* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX	22-Mar-2016
COUNTY:	283.50
ILLINOIS:	567.00
TOTAL:	850.50

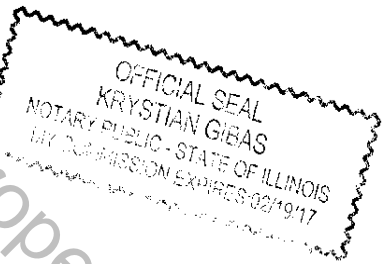
13-23-326-004-0000 | 20160201673638 | 1-788-194-368

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STATE OF ILLINOIS, COUNTY OF COOK) SS: I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that John Zych, Manager and Member of DZD Group LLC, 3907 W. School, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the said instrument as his/her 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 OFFICIAL SEAL, this 1st day of March, 2016.



[Handwritten Signature]
Notary Public

Prepared by: WALDEMAR WYSZYNSKI, Attorney at Law, 2500 E. Devon, Ste. 250, Des Plaines, IL 60018

Return to:

Jacob Karlin
3907 W. School
Chicago, IL 60618

Send Subsequent Tax Bill To:

Jacob & Karolin Karlin
3907 W. School St.
Chicago, IL 60618

Property of Cook County Clerk's Office

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EXHIBIT A

Commitment Number: WWA16500F

LOT 4 IN WILLIAM J. SWEENEY'S 3RD ADDITION TO CHICAGO IN THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JUNE 22, 1909 AS DOCUMENT NUMBER 43955044, IN COOK COUNTY, ILLINOIS.

PIN AND PROPERTY ADDRESS FOR INFORMATIONAL PURPOSES ONLY:

13-23-326-004-0002
3907 W. SCHOOL ST, CHICAGO, IL 60618

Property of Cook County Clerk's Office

National Title Center, Inc.
7443 W. Irving Park Road, #1E
Chicago, IL 60634
A Policy Issuing Agent for
First American Title Insurance Company