

# UNOFFICIAL COPY

**PREPARED BY:**

Andrew P. Maggio, Jr.  
7819 W. Lawrence  
Norridge, IL 60706



Doc#: 1611919129 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/28/2016 12:48 PM Pg: 1 of 3

**MAIL TAX BILL TO:**

Kevin & Maria Adam  
5912 N. Kenneth Ave.  
Chicago, IL 60646

**MAIL RECORDED DEED TO:**

Andrew Maggio, Jr.  
7819 W. Lawrence Ave.  
Norridge, IL 60706

**WARRANTY DEED**  
Statutory (Illinois)  
Individual to LLC

THE GRANTOR(S), Kevin M. Adam and Maria E. Adam, Husband and Wife, of the City of Chicago, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable considerations, in hand paid, CONVEY(S) AND WARRANT(S) to KMA Real Estate, LLC-Austin Series, a Limited Liability Company created and existing under and by virtue of the Laws of the State of Illinois, having its principal office at the following address, 5912 N. Kenneth, Chicago, Illinois, 60646, all right, title and interest in the following described real estate situated in the County of COOK State of Illinois to wit:

LOT 8, IN SNELLING AND HAYDEN'S SUBDIVISION OF LOTS 1 TO 20, EXCLUSIVE IN BLOCK 1, IN SUBDIVISION OF BLOCKS 1 AND 2 OF HOWELL'S SUBDIVISION OF THE EAST 12 ACRES (NORTH OF RAILROAD) OF THE NORTHWEST QUARTER OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED APRIL 30, 1929 AS DOCUMENT 10355926, IN COOK COUNTY, ILLINOIS.

C/K/A 5534 N. Austin, Chicago, IL 60630


PIN # 13-08-107-025-0000



Subject, however, to the general taxes for the year of 2015 and thereafter, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

**EXEMPT UNDER PROVISIONS OF PARAGRAPH 2 SECTION 4**

4/28/16 Andrew Maggio, Jr.  
Date Buyer/Seller or Rep

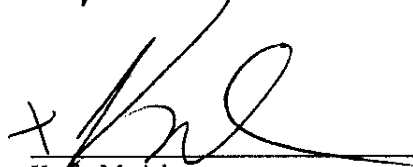
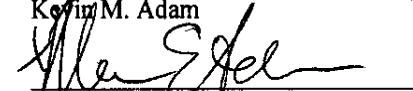
REAL ESTATE TRANSFER TAX		28-Apr-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
13-08-107-025-0000   20160401697403   0-170-582-336		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		28-Apr-2016
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
13-08-107-025-0000   20160401697403   0-398-037-312		

*jm*

# UNOFFICIAL COPY

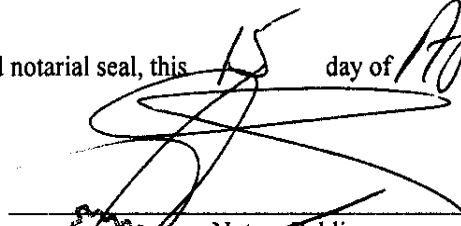
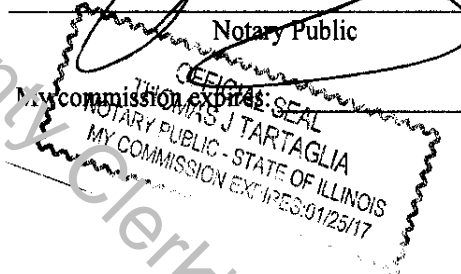
Dated this 15 day of April 2016

  
 \_\_\_\_\_  
 Kevin M. Adam  
  
 \_\_\_\_\_  
 Maria E. Adam

STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF COOK )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Kevin M. Adam and Maria E. Adam, 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 purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 15 day of April 2016

  
 \_\_\_\_\_  
 Notary Public  


Exempt under the provisions of paragraph E

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

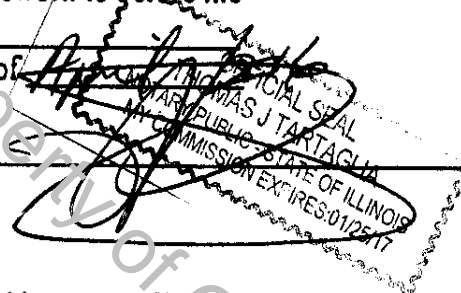
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: 4-15-16 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me  
by the said \_\_\_\_\_  
this 15 day of April

Notary Public \_\_\_\_\_

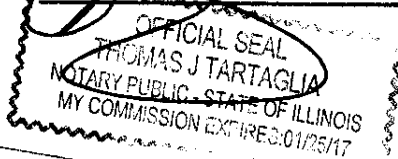


The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated: 4-15-16 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me  
by the said \_\_\_\_\_  
this 15 day of April 2016

Notary Public \_\_\_\_\_



**NOTE:** Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)