

SC16001127

WARRANTY DEED
ILLINOIS
STATUTORY
(Illinois limited liability
company to Individual)

Doc#: 1613857111 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/17/2016 11:53 AM Pg: 1 of 3

Dec ID 20160401687228
ST/CO Stamp 1-188-194-624 ST Tax \$250.50 CO Tax \$125.25
City Stamp 0-748-661-056 City Tax: \$2,630.25

Mail To:

Mauricio Morales, Esq.
853 N. Ashland Ave.
Chicago, IL 60622

**Send Subsequent Tax
Bills To:**

Ernesto Guzman
Sanchez
2725 N. Merrimac Ave.
Chicago, IL 60639

RECORDER'S STAMP

THE GRANTOR, MINNA PROPERTIES, LLC, an Illinois limited liability company, for and in consideration of Ten and no/100 DOLLARS, and other valuable consideration in hand paid,

CONVEYS and WARRANTS to Ernesto Guzman Sanchez, of Chicago, Illinois, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

See Attached Exhibit "A"

SUBJECT TO: Conditions, covenants and restrictions of record; building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the property; general real estate taxes for second installment 2015 and subsequent years; hereby releasing and waiving all rights under by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 13-29-303-033-0000

Property Address: 2725 N. Merrimac Avenue, Chicago, Illinois 60639

SIGNATURE PAGE FOLLOWS

UNOFFICIAL COPY

Dated this 4 day of April, 2016.

Minna Properties LLC

By: Minna Strick
Minna Strick, Sole Member/Manager

STATE OF IL)
)SS
COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Minna Strick, as Sole Member/Manager of Minna Properties, LLC, an Illinois limited liability company, is personally known to me to be the same person whose name is 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 herein set forth.

Subscribed and sworn to before me this 4 day of April, 2016.



[Signature]
Notary Public

My Commission Expires: _____

This instrument was prepared by:

Randall Boyer, Esq., 3223 Lake Avenue, Suite 15C-303, Wilmette, IL 60091
(Name and Address)

MAIL TO:

Mauricio Morales, Esq.
853 N. Ashland Ave.
Chicago, IL 60622

SEND SUBSEQUENT TAX BILLS TO:

Ernesto Guzman Sanchez
2725 N. Merrimac Ave.
Chicago, IL 60639

REAL ESTATE TRANSFER TAX		17-May-2016
	CHICAGO:	1,878.75
	CTA:	751.50
	TOTAL:	2,630.25 *
13-29-303-033-0000 20160401687228 0-748-661-056		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		17-May-2016
	COUNTY:	125.25
	ILLINOIS:	250.50
	TOTAL:	375.75
13-29-303-033-0000 20160401687228 1-188-194-624		

UNOFFICIAL COPY

LEGAL DESCRIPTION

Order No.: SC16001127

For APN/Parcel ID(s): 13-29-303-033-0000

For Tax Map ID(s): 13-29-303-033-0000

THE SOUTH 6.26 FEET OF LOT 33 AND THE NORTH 25 FEET OF LOT 34 IN TITLEY'S DIVERSEY AVENUE SUBDIVISION OF LOT 4 OF CIRCUIT COURT PARTITION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 (EXCEPT THE SOUTH 33 1/3 ACRES THEREOF) AND OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 (EXCEPT THE SOUTH 33 1/2 ACRES THEREOF) OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office