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1063



WARRANTY DEED

Doc#: 1614149055 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/20/2016 11:12 AM Pg: 1 of 2

MAIL DEED TO:

Matthew Brotschul
230 W. Monroe
Chicago, Illinois 60606

MAIL TAX BILL TO:

Ben Trapani
2119 W. School Street
Chicago, Illinois 60618

RECORDER'S STAMP

THE GRANTOR, **Daniel J. Cahill, III**, married to **Melinda Cahill**, for and in consideration of TEN AND 00/100 (\$10.00) DOLLARS and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to the GRANTEE, **2119 W. School LLC**, 2615 N. Francisco Avenue, Chicago, Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 46 IN BLOCK 1 IN THE SUBDIVISION OF BLOCK 47 IN OGDEN'S SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE EAST 1/2 OF THE SOUTHEAST 1/4 THEREOF) (TOGETHER WITH ALL BUILDINGS AND IMPROVEMENTS THEREOF) IN COOK COUNTY, ILLINOIS.

*** This is not homestead property***

SUBJECT TO: General real estate taxes not due and payable the time of closing, covenants, conditions, and restrictions of record, building lines and easements, if any

Permanent Index Number: 14-19-326-022-0000

Property Address: 2119 W. School Street, Chicago, Illinois 60618

DATED this 3rd day of May, 2016.

DANIEL J. CAHILL, III

FTC 23480

PRECISION TITLE

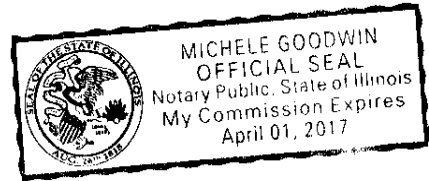
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STATE OF ILLINOIS)
)
 COUNTY OF COOK) SS.

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that **DANIEL J. CAHILL, III**, 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 signed and delivered the said instrument as the free and voluntary act for the uses and purposes herein set forth.

Given under my hand and official seal this 3rd day of May, 2016


Michele Goodwin
 Notary Public





NAME AND ADDRESS OF PREPARER:

Phillip A. Couri
 552 Lincoln Ave.
 Winnetka, Illinois 60093

847-446-7372

REAL ESTATE TRANSFER TAX		06-May-2016
	CHICAGO:	4,721.25
	CTA:	1,888.50
	TOTAL:	6,609.75 *
14-19-326-022-0000 20160501699479 1-564-117-312		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		06-May-2016
	COUNTY:	314.75
	ILLINOIS:	629.50
	TOTAL:	944.25
14-19-326-022-0000 20160501699479 1-039-780-160		