

# UNOFFICIAL COPY



1618104062D

Doc#: 1618104062 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/29/2016 02:45 PM Pg: 1 of 3

## WARRANTY DEED

*Date of Deal conveyance 6/19/16*

THE GRANTOR: 1435 West Jarvis LLC, and Illinois limited liability company, of Chicago, Illinois, for and for and in consideration of Ten Dollars (\$10.00) in hand paid, CONVEYS and WARRANTS to:

Amy <sup>Mc</sup>Carty and Timothy Mikesell

the following described Real Estate, situated in the County of Cook in the State of Illinois, to-wit:

The above space for recorder's use only

See Exhibit A attached hereto and made a part hereof.

Permanent Real Estate Index Number: 11-29-314-002-0000

Address of Real Estate: 1435 West Jarvis <sup>Business</sup> Street, Chicago, Illinois 60626

Subject to: (a) General real estate taxes not due and payable at time of closing; (b) Building line and use or occupancy restrictions, conditions and covenants of record; (c) zoning laws and ordinances; (d) Easements for public utilities and other easements of record; (e) Drainage ditches, feeders, laterals and drain tile pipe or other conduit, and (f) tenancies and leases in place.

**FIDELITY NATIONAL TITLE** *012832*

This instrument prepared by:

John J. Tatoes  
Hogan Marren Babbo & Rose, Ltd  
321 North Clark Street, Suite 1301  
Chicago, IL 60654

Mail to:

Carla Fiessinger  
Monahan Law Group,  
LLC  
55 West Monroe Street  
Suite 3700  
Chicago, Illinois 60626

Send subsequent tax bills to:

Amy McCarty and Timothy  
Mikesell  
1630 W. Jarvis Ave.  
Chicago, Illinois 60626

*1043*

[Signatures on following page]

**BOX 15**

REAL ESTATE TRANSFER TAX 14-Jun-2016

COUNTY:	315.00
ILLINOIS:	630.00
TOTAL:	945.00

11-29-314-002-0000 | 20160501611967 | 1-627-014-464

REAL ESTATE TRANSFER TAX 14-Jun-2016

CHICAGO:	4,725.00
CTA:	1,890.00
TOTAL:	6,615.00 *

11-29-314-002-0000 | 20160501611967 | 0-703-366-464

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

*SY*  
*3*  
*SP*  
*SN*  
*SCV*  
*INT*



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## EXHIBIT A

### Legal Description

THE WEST 50 FEET OF LOT 11 IN BLOCK 13 IN BIRCHWOOD BEACH, A SUBDIVISION OF PART OF SECTION 29, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 11-29-314-002-0000

Address of Real Estate: 1435 West Jarvis Street, Chicago, Illinois 60626