## UNOFFICIAL CO



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

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 wic Carty and Timothy Mikesell

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

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

Brance

Address of Real Estate: 1435 West Jarvis Street, Cricago, 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 CONTO

This instrument prepared by:

John J. Tatooles 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 till: to:

Amy McCarty and Timothy Mikesell 1630 W. Jarvis Ave. Chicago, Illinois 60626 1043

S A SCALINIA

[Signatures on following page]

**ROX 15** 

REAL ESTATE TRANSFER TAX			14-Jun-2016
		COUNTY:	COUNTY: 315.00
100		ILLINOIS:	630.00
U		TOTAL:	945.00
44.00.24	4 000 0000	20160501611067	1.627.014.464

REAL ESTATE TRA	14-Jun-201 <u>6</u>	
	CHICAGO:	4,725.00
	CTA:	1,890.00
	TOTAL:	6,615.00 *
11-29-314-002-00	00 20160501611967	0-703-366-464

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

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### **UNOFFICIAL COPY**

IN WITNESS WHEREOF, Grantor has executed this document as of this <u>\psi</u> day of June 2016.

1435 West Jarvis LLC

By:

Rogers Park Investments, LLC, its sole manager,

by Mary F. Parthe its authorized signer

STATE OF Thinois

) SS.

COUNTY OF **COOK** 

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Mary F. Parthe, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she signed and delivered the said instrument, as his/her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal on this day of day of \_\_\_\_\_, 2016.

Notary Public

JOHN RINGER Notary Public - State of Illinois ly Commission Expires Oct 1, 2016

OFFICIAL SEAL

SPA'S OFFICE

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# **UNOFFICIAL COPY**

#### **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

al Esta.

Cook County Clerk's Office Address of Real Estate: 1435 West Jarvis Street, Chicago, Illinois 60626