

# UNOFFICIAL COPY

**MAIL RECORDED DEED TO:**  
ATTORNEY ENRIQUE LIPEZKER  
HOWARD MARDELL, LTD.  
105 W. MADISON ST., STE. 401  
CHICAGO, IL 60602



**MAIL TAX BILL TO:**  
ANCHOR DEVELOPMENT INC.  
1147 BROOK FOREST AVE., #123  
SHOREWOOD, IL 60404

Doc#: 1621117029 Fee: \$40.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 07/29/2016 09:19 AM Pg: 1 of 2

**THIS INSTRUMENT PREPARED BY:**  
ATTORNEY GARY K. DAVIDSON  
CASTLE LAW LLC  
13963 S. BELL RD  
HOMER GLEN, IL 60491

S USE

## WARRANTY DEED

**THIS INDENTURE WITNESSETH**, that the Grantor, **J & B PROPERTIES OF ILLINOIS, LLC**, an Illinois Limited Liability Company, for and in consideration of the sum of One Dollar and other good and valuable considerations, the receipt of which is hereby acknowledged, **GRANT, CONVEY and WARRANT** to **ANCHOR DEVELOPMENT, INC., an Illinois Corporation**, Whose address is: 1147 Brook Forest Ave., #123 Shorewood, IL 60404, the following described real estate, To-wit:

Lot 17 in Block 78 in Village of Park Forest Area No. 8, being a Subdivision of part of the Southeast Quarter of Section 35, Township 35 North, Range 13, East of the Third Principal Meridian, according to the Plat thereof recorded in Recorder's Office September 30, 1953 as Document No. 15733496, in Cook County, Illinois.

Subject to: Taxes not due and payable; Covenants, restrictions and easements of record, if any.

P.I.N. # 31-35-419-005-0000

Commonly known as: 327 SOMONAUK ST., PARK FOREST, IL 60466

THIS IS NOT HOMESTEAD PROPERTY. THERE ARE NO HOMESTEAD RIGHTS TO WAIVE.

Situated in Cook County, Illinois, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

**DATED** this 20<sup>th</sup> day of June 2016

**REAL ESTATE TRANSFER TAX**

15-Jul-2016



COUNTY: 12.50  
ILLINOIS: 25.00  
TOTAL: 37.50

31-35-419-005-0000

| 20160601621834 | 1-393-843-520

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J & B PROPERTIES OF ILLINOIS, LLC

By: *BAL*  
BRUCE A. LANE, MEMBER

STATE OF ILLINOIS                    )  
  ) SS.  
COUNTY OF WILL                    )

I, the undersigned, a Notary Public, in and for said County and State aforesaid, **DO HEREBY CERTIFY THAT BRUCE A. LANE**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 30<sup>th</sup> day of June 2016

*Diane M. Spallina*  
NOTARY PUBLIC

My Commission Expires: 2/6/18

STATE OF ILLINOIS  
REAL ESTATE  
TRANSFER TAX **125dols00cts**



Office