

# UNOFFICIAL COPY

Special Warranty Deed  
ILLINOIS

Doc#: 1623522055 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 08/22/2016 10:54 AM Pg: 1 of 2

Dec ID 20160601619223  
ST/CO Stamp 1-242-762-560 ST Tax \$555.00 CO Tax \$277.50  
City Stamp 1-188-957-504 City Tax: \$5,827.50

*Above Space for Recorder's Use Only*

CT 16SA4243610CP UTM 1642

THE GRANTOR, A & SL CONSTRUCTION, INC., an Illinois corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to the GRANTEE, THOMAS DZIELAWSKI, ~~in fee title~~, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: (See page 2 for "Legal Description" attached here to and made part hereof).

and DORA HERNANDEZ, husband and wife as tenants by the  
SUBJECT TO: General taxes for and subsequent years; covenants, conditions and restrictions of record, if any.

*entire!*

Permanent Real Estate Index Numbers: 17-33-200-075-0000

Address of Real Estate: 3256 S. Stewart Avenue, Chicago Illinois 60616

The date of this deed of conveyance is June 24, 2016.

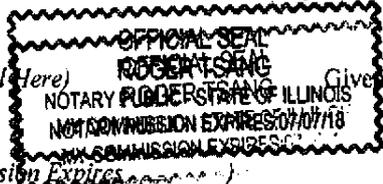
A & SL CONSTRUCTION, INC.,  
an Illinois Corporation

*Andrzej Slodyczka*

BY:  
ANDRZEJ SLODYCZKA, ITS PRESIDENT

State of Illinois, County of Cook. I, the undersigned, a Notary Public in and for said County, in the State and said, DO HEREBY CERTIFY THAT ANDRZEJ SLODYCZKA, President of A & SL CONSTRUCTION, INC., an Illinois Corporation, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, pursuant to authority given by the Board of Directors of said corporation.

(Impress Seal Here)



Gives under my hand and official seal June 24, 2016.

(My Commission Expires)

*Roger Tsang*

Notary Public

Chicago Title

*2*

# UNOFFICIAL COPY

## LEGAL DESCRIPTION

(EXCEPT THE NORTH 583.0 FEET) OF THAT PART OF LOTS 1 TO 21 INCLUSIVE IN SUB BLOCK IN BLOCK 4 IN CANAL TRUSTEES' SUBDIVISION OF SECTION 33, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH THAT PART OF S. STEWART AVENUE AND PARTS OF ALLEYS VACATED BY ORDINANCE RECORDED JUNE 21, 1906 AS DOCUMENT 3882780 LYING WITHIN SAID SUB BLOCK 3, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE NORTH LINE OF 66 FOOT WIDE W. 33RD STREET WITH THE WEST LINE OF SAID VACATED S. STEWART AVENUE (SAID WEST LINE OF VACATED S. STEWART AVENUE ALSO BEING THE EAST LINE OF THE ORIGINAL 66 FOOT WIDE RIGHT OF WAY OF THE PITTSBURGH, FORT WAYNE AND CHICAGO RAILWAY COMPANY) THENCE NORTH ALONG THE WEST LINE OF SAID VACATED S. STEWART AVENUE AND ITS NORTHERLY EXTENSION 631.85 FEET MORE OR LESS TO A POINT ON THE CENTER LINE OF W. 32ND STREET; THENCE EAST ALONG THE CENTER LINE OF SAID W. 32ND STREET, 100.648 FEET MORE OR LESS TO THE POINT OF INTERSECTION WITH THE NORTHERLY EXTENSION OF THE WEST LINE OF S. SEWART AVENUE AS DEDICATED BY SAID ORDINANCE RECORDED JUNE 21, 1906 AS DOCUMENT 3882870, THENCE SOUTH ALONG SAID NORTHERLY EXTENSION AND ALONG THE WEST LINE OF SAID S. STEWART AVENUE 601.60 FEET MORE OR LESS TO A POINT OF CURVE IN THE WEST LINE OF SAID S. STEWART AVENUE; THENCE SOUTHEASTERLY ALONG A CURVED LINE CONVEX TO THE SOUTHEAST, HAVING A RADIUS OF 30 FEET, A DISTANCE OF 47.40 FEET TO A POINT ON THE NORTH LINE OF SAID WEST 33RD STREET THENCE WEST ALONG THE NORTH LINE OF SAID W. 33RD STREET, 70.73 FEET MORE OR LESS TO THE POINT OF BEGINNING (EXCEPTING FROM THE ABOVE DESCRIBED PROPERTY THAT PART TAKEN OR USED FOR WEST 32ND STREET)  
ALL IN COOK COUNTY, ILLINOIS.

**Permanent Real Estate Index Numbers: 17-33-200-075-0000**

**Address of Real Estate: 3256 S. Stewart Avenue, Chicago Illinois 60616**

REAL ESTATE TRANSFER TAX		04-Jul-2016
	CHICAGO:	4,162.50
	CTA:	1,665.00
	<b>TOTAL:</b>	<b>5,827.50</b>

17-33-200-075-0000 | 20160601619223 | 1-188-957-504

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

REAL ESTATE TRANSFER TAX		04-Jul-2016
 	COUNTY:	277.50
	ILLINOIS:	555.00
	<b>TOTAL:</b>	<b>832.50</b>

17-33-200-075-0000 | 20160601619223 | 1-242-762-560

**This instrument was prepared by:**

Law Office of Roger Tsang  
2912 South Wentworth  
Chicago, Illinois 60616

**Send subsequent tax bills to:**

THOMAS DZIELAWSKI  
3256 S. Stewart Avenue  
Chicago Illinois 60616

**Recorder-mail recorded document to:**

MADISON LAW GROUP, LTD  
C/O SABIH QUADEER  
17W620 14th Street, Suite #201  
Oakbrook Terrace, IL 60181