

# UNOFFICIAL COPY

Doc#: 1634418057 Fee: \$50.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 12/09/2016 11:36 AM Pg: 1 of 2

Dec ID 20161101685836  
ST/CO Stamp 0-681-715-904 ST Tax \$163.00 CO Tax \$81.50  
City Stamp 1-101-252-800 City Tax: \$1,711.50

## Warranty Deed Statutory (ILLINOIS) (Corporation to Individual)

*Handwritten:* 01/11/17  
CTIF 01854817

Above Space for Recorder's use only

THE GRANTOR, **Ultimate Solutions Group, LLC**, a corporation created and existing under and by virtue of the laws of the State of Nevada and duly authorized to transact business in the State of Illinois for and in consideration of the sum of (\$ One Hundred Sixty-three Thousand DOLLARS, (\$163,000.00), in hand paid, and other good and valuable consideration, and pursuant to authority given by the Board of of said corporation, **CONVEYS** and **WARRANTS** to

**Daniel Muniz, 2501 North Avers Avenue, Chicago, Illinois, 60634**

the following described Real Estate situated in the County of \_\_\_\_\_ in the State of Illinois, to wit:

**Unit No. 2501-1 in Avers Terrace Condominium as delineated on a survey of the following described tract of land: the South 5 feet of Lots 26 and all of Lot 27 in Block 23 in Pennock in Sections 26, 27, and 34, township 40 North, Range 13 East of the Third Principal Meridian, which Survey is attached as Exhibit "A" to the Declaration of Condominium recorded as Document No. 00811145, together with its undivided percentage interest in the common elements, in Cook County, Illinois,**

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

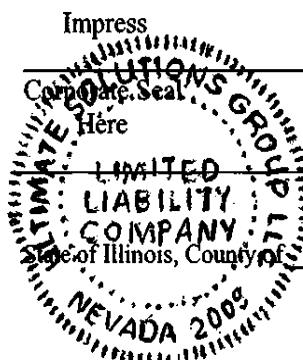
Subject to Covenants, conditions, easement and restrictions of record: municipal building and zoning ordinances; and to General Real Estate Taxes for 2016 and subsequent years.

Permanent Index Number (PIN): 13-26-318-038-1008 Vol. No. 355  
Address of Real Estate: 2501 North Avers Avenue Unit 1, Chicago, IL 60647

In Witness Whereof, said Grantor has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its Enio R. Batres President, and attested by its Enio R. Batres Secretary, this 12th day of October, 2016

Ultimate Solutions Group, LLC  
ULTIMATE SOLUTIONS GROUP, LLC  
By Enio R. Batres President

Enio R. Batres  
President  
Enio R. Batres  
Secretary



Attest:

Dupage ss, I, the undersigned, a Notary Public In and for the County and State aforesaid, DO HEREBY CERTIFY that **Enio R. Batres**, personally known to me to be President of the **ULTIMATE SOLUTIONS GROUP, LLC**,

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corporation, and Enio Rod Batres personally known to me to be the Secretary of said corporation, and 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 severally acknowledged that as such President and Enio Rod Batres Secretary, they signed, sealed and delivered the said instrument and caused the corporate seal of the corporation to be affixed thereto pursuant to authority given by the Board of Directors of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 12 day of October, 2016

Commission expires 02-14, 2020 Lisa Siragusa  
NOTARY PUBLIC




This instrument was prepared by: Roger G. Kotecki, 724 S. Scoville Avenue, Oak Park, IL 60302

**MAIL TO:**

**Daniel Muniz**  
2501 N. Avers Avenue Unit 1  
Chicago, IL 60634

**SEND SUBSEQUENT TAX BILLS TO:**

**Daniel Muniz**  
2501 N. Avers Avenue Unit 1  
Chicago, IL 60634



REAL ESTATE TRANSFER TAX		08-Dec-2016
	CHICAGO:	1,222.50
	CTA:	489.00
	<b>TOTAL:</b>	<b>1,711.50 *</b>

13-26-318-038-1008 | 20161101685836 | 1-101-232-800

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

**OR**

Recorder's Office Box No. \_\_\_\_\_

REAL ESTATE TRANSFER TAX		08-Dec-2016
	COUNTY:	81.50
	ILLINOIS:	163.00
	<b>TOTAL:</b>	<b>244.50</b>

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