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Doc# 1701333005 Fee \$40.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/13/2017 09:32 AM PG: 1 OF 2

WARRANTY DEED

ILLINOIS STATUTORY

Prepared By:

Robson & Lopez LLC

180 W. Washington Suite 700

Chicago, IL 60602

Name and Address of Taxpayer

Anthony Klementzos

2415 W. Belle Plaine

Chicago, IL 60618

RECORDER'S STAMP

THE GRANTOR, L'VEIS, Inc. a Nevada Corporation for and in consideration of \$10 (ten dollars), in hand paid, CONVEY(S) and Warrants to Anthony Klementzos, of the city of Chicago, state of Illinois and Le Chain Rouge LLC, an Illinois Limited Liability Company, property to be held as joint tenants- all interest in the following described Real Estate situated in the city of Chicago, county of Cook, state of Illinois, to wit:

LOTS 6 AND 7 IN P.M. THOMPSON'S SUBDIVISION OF THE SOUTH 1/2 OF BLOCK 6 IN GEORGE R. LAUGHTON'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 30, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 2448 South Oakley Avenue in Chicago, IL 60608  
PIN: 17-30-119-039-0000

SUBJECT TO: Covenants, conditions and restrictions of record; public utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing. Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To have and to hold said premises forever.

Dated this 12 day of December, 2016.

REAL ESTATE TRANSFER TAX		04-Jan-2017
	CHICAGO:	4,012.50
	CTA:	1,605.00
	TOTAL:	5,617.50 *

17-30-119-039-0000 | 20161201694549 | 0-634-209-472

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

REAL ESTATE TRANSFER TAX		04-Jan-2017
	COUNTY:	267.50
	ILLINOIS:	535.00
	TOTAL:	802.50

17-30-119-039-0000 | 20161201694549 | 0-365-774-016

Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., Ste. 2400  
Chicago, IL 60606-4650  
Attn: Search Department

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In Witness Whereof, **David Shapiro**, as duly authorized signatory of **LVREIS, Inc.**, a Nevada Corporation has hereunto set his hand and seal.

*David Shapiro* 12.27.16  
**David Shapiro** **Date**

STATE OF Nevada }  
County of Clerk }

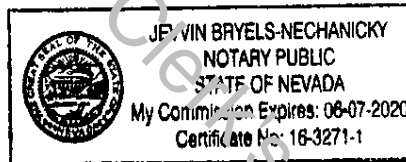
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **David Shapiro** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the instrument as a free and voluntary act, for the uses and purposes therein set forth including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 27<sup>th</sup> day of December 2016.

*Jin Bryels-Nechanicky* (SEAL)  
Notary Public  
My commission expires on 6/7/20.

Mail to:

**Robson & Lopez, LLC**  
**180 W. Washington Suite 700**  
**Chicago, IL 60602**  
**312-523-2024**



Property of Cook County Clerk's Office