


# UNOFFICIAL COPY

WARRANTY DEED  
STATUTORY (ILLINOIS)

177464

|   |                                |
|---|--------------------------------|
| <br>*17019190600* |                                |
| Doc#  | 1701919060 Fee \$42.00         |
| RHSP FEE:   | \$9.00 RPRF FEE: \$1.00        |
| KAREN A. YARBROUGH  |                                |
| COOK COUNTY RECORDER OF DEEDS   |                                |
| DATE:   | 01/19/2017 12:12 PM PG: 1 OF 3 |

Above Space for Recorder's Use Only

THE GRANTOR, AVONDALE RED LLC, an Illinois limited liability company, for and in consideration of the sum of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid, CONVEYS, and WARRANTS to the GRANTEE, DOABA PROPERTIES, LLC – 2905 CENTRAL PARK AVENUE an Illinois limited liability company, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit,

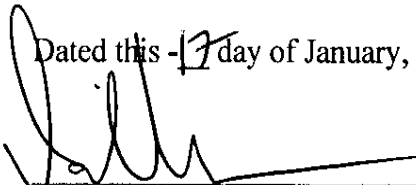
SEE ATTACHED EXHIBIT A


Commonly known as: 2905 N Central Park Avenue, Chicago, IL 60618  
PIN: 13-26-222-013-0000

SUBJECT TO: General real estate taxes not due and payable at the time of closing; covenants, conditions and restrictions of record, building lines and easements, if any so long as they don't interfere with the current use and enjoyment of the property and any existing leases and tenancies, if any.

HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF ILLINOIS.



Dated this 17 day of January, 2017.

 (SEAL)  
**Avondale Red LCC**  
 By: **Joseph M. Houlihan**  
 Its Manager

| REAL ESTATE TRANSFER TAX  | 19-Jan-2017       |
|---|-------------------|
|  | CHICAGO: 2,062.50 |
|   | CTA: 825.00       |
|   | TOTAL: 2,887.50   |

13-26-222-013-0000 | 20170101602952 | 1-055-681-728

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

| REAL ESTATE TRANSFER TAX  | 19-Jan-2017      |
|---|------------------|
|  | COUNTY: 137.50   |
|  | ILLINOIS: 275.00 |
|   | TOTAL: 412.50    |

13-26-222-013-0000 | 20170101602952 | 1-824-156-864

WITAGE TITLE COMPANY  
5849 W LAWRENCE AVE  
CHICAGO, IL 60630

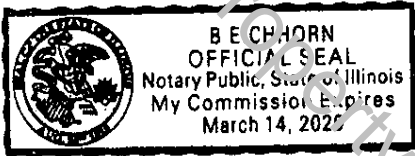
CCRD REVIEW 

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State of Illinois, County of COOK ss, I, the undersigned, a Notary Public In and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Joseph M Houlihan** is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 17<sup>th</sup> day of January, 2017

Commission expires:



*Brandon Eichhorn*  
\_\_\_\_\_  
NOTARY PUBLIC

This instrument was prepared by BRANDON EICHHORN, ATTORNEY AT LAW, 5045 NORTH HARLEM AVENUE CHICAGO ILLINOIS

MAIL TO:

Doaba Properties, LLC  
1500 Nathan Lane  
Libertyville, IL 60048

SEND SUBSEQUENT TAX BILLS TO:

Doaba Properties, LLC  
1500 Nathan Lane  
Libertyville, IL 60048

PROPERTY OF COOK COUNTY DEPUTY CLERK'S OFFICE

# UNOFFICIAL COPY

## Exhibit A

H77464

LOT 45 IN BLOCK 1 IN WILLIAM E. MATTERMAN'S MILWAUKEE AVENUE SUBDIVISION OF LOTS 15 AND 16 IN BRAND'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. 13-26-222-013-0000

C/K/A 2905 N CENTRAL PARK AVENUE, CHICAGO, ILLINOIS, 60618

Property of Cook County Clerk's Office