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1704S04038D

,Doc# 1704504038 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/14/2017 02:50 PM PG: 1 OF 4

SPECIAL WARRANTY DEED

In Consideration of the sun of Ten Dollars and other good and valuable consideration the receipt of which is hereby acknowledged the property located in the State of Illinois in the County of Cook by this Deed on this date by THE GRANTOP, BZ Investments, LLC, a Limited Liability Company, Seller, of the City of Chicago and the State of Illinois does REMISE, RELEASE, ALIEN AND CONVEY TO Nenad Ignjatovic and Dusanka Ignjatovic, his wife, as counts by the entirety, the Following Described Real Estate to-wit:

SECLEGAL RIDER ATTACHED

P. I. No. 12-12-425-009-1022

TO HAVE AND TO HOLD the said premises as above described, unto said Grantee, his heirs and assigns forever.

And Grantor, for itself, and its successors and assigns does coverant, promise and agree, to and with Grantee, his heirs and assigns, that it has not done or suffered to be done anything whereby the said premises hereby granted are, or may be, in any manner encumbered of charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through, or under it, it WILL WARRANT AND DEFEND.

IN WITNESS WHEREOF, Umberto Zitella, Manager of BZ Investments, LLC has caused his name to be signed to this document pursuant to a duly adopted resolution.

Dated: January 31, 2017

BZ Investments, LI

Umberto Zirella Manage

Mail TO
Proper Title, LLC
180 N. Lasalle Ste. 1920
Chicago, IL 60601
PTW -40226

VILLAGE OF HARWOOD MEIGHTS
REAL ESTATE TRANSFER TAX

0470 \$ 2,700

SP SS E

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STATE OF ILLINOIS	,
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Umberto Zitella, Manager of BZ Investments, LLC, a Limited Liability Company, 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 it was signed, sealed and delivered as a free and voluntary act for the uses and purposes therein set forth, including the release and waiver of the right of homestead, if present.

Given under my hand and official seal January 31, 2017

Dancilla Zitella Essig NOTARY PUBLIC STATE OF ILLINOIS MY COMMISSION FLUTRES Jan. 6, 2019

Notary (Stamp)

This instrument was prepared by: Leon C. Wexler

526 West Barry Ave Chicago, Illinois 60657

MAIL TO:

Martha Bozic

Law Office of Martha Bozic

6321 North Avondale Ave - #216

Chicago, Illinois 60631

Address of Property Nenad Ignjatovir 4811 North Olcott, #304 Harwood Heights, Illinois 60706

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Exhibit A

UNIT 4811-304 IN THE CLOCK TOWER POINTE OF HARWOOD HEIGHTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE PROPERTY DESCRIBED BELOW AND THE EXCLUSIVE RIGHT TO USE PARKING SPACE P 1-1 AND STORAGE SPACE S 1-1 LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0716903044 AND AS AMENDED BY DOCUMENT 0724215000

Commonly known as 4811 NORTH OLCOTT AVENUE, UNIT 304, P1-1, S1-1, HARWOOD HEIGHTS, Illinois 60706

Parcel ID(s): 12-12-425-009-1022 Property of Cook County Clerk's Office

Legal Description PT16-40226/47

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01-Feb-201

10230

405.0配 135.00 270.0

COUNTY:

ILLINOIS:

1-554-580-160

12-12-425-009-1022

REAL ESTATE TRANSFER TAX



TOTAL:
TOTAL:
20170101605253