

UNOFFICIAL COPY

WARRANTY DEED
Illinois Statutory
Individual to LLC

158
Mail to:
Steven Zuckerman
111 East Wacker Dr., Suite 2620
Chicago, IL 60601

Name & Address of Taxpayer: Amphibian Holdings LLC 2711 N. Pulzski Road Chicago, IL 60639



Doc# 1704734061 Fee \$40.00

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

KAREN A.YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/16/2017 02:29 PM PG: 1 OF 2

RECORDER'S STAMP

The GRANTOR(S): Robert Ardisana, a married man**, of the Village of Riverside, State of Illinois, County of Cook, and Joy Xi. Schuler and Thomas F. Schuler, wife and husband, of the Village of Northbrook, County of Cook, State of Illinois for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT to Amphibian Holdings LLC, an Illinois Limited Liability Company, with its principal place of business at 2711 N. Pulaski Road, Chicago, IL 60639 at all interest in the following described land in the County of Cook, State of Illinois; to wit:

**This preprint does not constitute hornest as preprint as the transfer of Cook, Rebert Ardisana.

LOT 23 (EXCEPT THE NORTH 50 FEET THEREOF AND EXCEPT THE SOUTH 4 FEET OF THE NORTH 4.50 FEET OF THE WEST 41.60 FEET THEREOF) AND ALL OF LOT 24 AND THE NORTH 5.0 FEET OF LOT 25 IN BLOCK 2 IN PENNOCK, BEIN 3. A SUBDIVISION IN THE WEST ½ OF THE SOUTHWEST 1/4 OF SECTION 26, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: covenants, conditions and restrictions of record and building tines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not 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.

(seal)

.PIN: 13-26-300-028-0000

Property Address: 2711 N. Pulaski Road, Chicago, IL 60639

Dated June 30, 2015

Ohort Ardicana

THE STATE OF THE S

V YI A

(seal)

Jøy H. Schuler

HERITAGE TITLE COMPANY 5849 W LAWRENCE AVE CHICAGO, IL 60630

RICK Z



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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 of Illinois, DO HEREBY CERTIFY THAT Robert Ardisana, Joy H. Schuler and Thomas F. Schuler, personally know 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, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, June 30, 2015.

WITNESS my hard and official seal.

Signature

My Commission Expires

OFFICIAL SEAL

Prepared by:

Acosta Law Offices, P.C. 218 N. Jefferson Street, Suite 103 Chicago, IL 60661 Ph. (312) 650-8844

204 COUNTY C/E REAL ESTATE TRANSFER TAX

CHICAGO:

3 262.50 305 00 CTA: 4,567.50

6-Feb-2017

TOTAL:

13-26-300-028-0000 | 20170201613230 | 0-912-687-800 * Total does not include any applicable penalty or interest due

> **REAL ESTATE TRANSFER TAX** 16-Feb-2017 COUNTY: 217.50 435.00 ILLINOIS: TOTAL: 652.50 13-26-300-028-0000 20170201613230 | 0-388-403-904