Doc# 1704812019 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00 KAREN A.YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 02/17/2017 11:02 AM PG: 1 OF 3

WARRANTY DEED
Corporation to Individual

This agreement, made this 23 day of January ______, 20_17 , between _____ Mexus 1, Inc.

a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and

> Luis Meza 455 Mackinaw Averue Calumet City, IL 60409

FIRST AMERICAN TITLE FILE # 2823381

party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Board of Directors of said corporation, by these presents uses REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT unto the party of the second part, and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated and described as follows, to wit

LEGAL DESCRIPTION ATTACHED

СОММ	ONLY KNOWN AS:	10148 S. Avenue J, Chicago, IL 60617	0,
PIN: _	26 08 122 025 0000		

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing-leases-and-tenancies; special governmental-taxes-or-assessments for improvements not yet completed; unconfirmed special governmental-taxes or assessments; and general real estate taxes for 2016 and subsequent years. Building lines and easements, if any provided they do not

Interfere with the current use and enjoyment of the Real Estate

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

SP SC NTA

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UNOFFICIAL COPY

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attest by its Secretary, the day and year first above written.

Mexus 1, Inc.		
Name of Corp.		
By: Object Morales Lis President Abinay Morales	Attest: Winay I	Marales Type Abinay Morales
On the lates		Abiliay Worales
STATE OF ILLINGIS)		
COUNTY OF COOK		
Ox		
I, the undersigned Notary Public in and for said CERTIFY that _ Abinay Morales to me to be the President of		
an Illinois Corporation, and Abinay for ale personally known to me to be the Secretary of said		known to me to be
the same persons whose names are subscribed to t	he foregoing instrument, app	eared before me this
day in person, and severally acknowledged that as and delivered the said instrument and caused the		
thereto, pursuant to authority, given by the Board	of Directors of said corpora	tion as their free and
voluntary act, and deed of said corporation, for the	uses and purposes dietem se	et forur.
Given under my hand and official seal, this	3 day of Junua Y	,20_17_
	^ / 0	
Commission expires 01/18, 20 20,	Ja a - Ku	lun-
OFFICIAL SEAL	MOTARY PUBLIC	175
JOHN A KUKANKOS This instrument prepared NOTARY PUBLIC - STATE OF ILLIN WY COMMISSION EXPIRES:01/18/	C	6
MAIL TO:	SEND SUBSEQUENT T	AX BILLS TO:
Luis Meza	Luis Neza	
10148 S. Avenue J.	10148 S. A	ve sue J.
Clicap Fl 60617	10148 S. A Chicago I	2 606/7
Recorder's Office Box No	TO A FOTATE TRANSFER TAY	15-Feb-20
AL ESTATE TRANSFER TAX 15-Feb-2017	REAL ESTATE TRANSFER TAX	COUNTY: 47
CHICAGO: 705.00		ILLINOIS: 94 TOTAL: 141
CTA: 282.00 TOTAL: 987.00 *	26-08-122-025-0000 20	170201612176 1-674-814-14

26-08-122-025-0000 | 20170201612176 | 1-637-094-080 * Total does not include any applicable penalty or interest due.

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LEGAL DESCRIPTION

Legal Description: THE SOUTH 8 FEET 6 INCHES OF LOT 17 AND ALL OF LOT 18 (EXCEPT THE SOUTH 4 FEET 2 INCHES) THEREOF IN BLOCK 1 IN TAYLOR'S THIRD ADDITION TO SOUTH CHICAGO, A SUBDIVISION OF THE SOUTH 693.4 FEET OF THE WEST 1675.43 FEET OF THE NORTH 1/2 OF SECTION 8, TOWNSHIP 37 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING SOUTH OF THE INDIAN BOUNDARY LINE, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 26-08-122-025-0000 Vol. 0298

Property Address::10148 South Avenue J, Chicago, Illinois 60617

Droperty of Cook County Clerk's Office