

# UNOFFICIAL COPY

Doc#: 1706847034 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/09/2017 10:35 AM Pg: 1 of 3

Dec ID 20170201616550  
ST/CO Stamp 0-445-500-608 ST Tax \$450.00 CO Tax \$225.00  
City Stamp 1-449-331-392 City Tax: \$4,725.00

1/1 me  
SK 01146-48939

**WARRANTY DEED  
ILLINOIS STATUTORY  
Corporation**

THE GRANTOR(S): **GRAZIELLA SERGIO**, as Manager of **SERGIO CAPITAL, LLC**, an Illinois Limited Liability Company; and **JAMES J. BANKS**, as Manager of **JIM CAPITAL, LLC**, an Illinois Limited Liability Company, both of the City of **CHICAGO**, County of **COOK**, State of **ILLINOIS** for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, **CONVEY(S) and WARRANT(S)** to **CRELM LLC**, an Illinois Limited Liability Company, of 5051 Tuneberg Parkway, Belvidere, Illinois 61008 of the County of **BOONE**, a l interest in the following described Real Estate situated in the County of **COOK** in the State of **ILLINOIS**, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

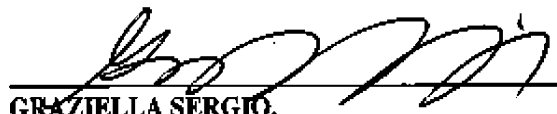
**SUBJECT TO:** Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes and assessments confirmed and unconfirmed, Condominium Declaration and Bylaws and General real estate taxes not yet due and payable at the time of Closing.

**TO HAVE AND TO HOLD** said premises forever.

**Permanent Real Estate Index Number(s):** 17-03-202-065-1128



**Address(es) of Real Estate:** 50 East Bellevue Place, Unit 2502, Chicago, Cook County, Illinois. 60611


Dated this 24<sup>th</sup> day of FEBRUARY, 20 17

  
\_\_\_\_\_  
**GRAZIELLA SERGIO,**  
as Manager of **SERGIO CAPITAL, LLC**

**STEWART TITLE**  
800 E. DIEHL ROAD  
SUITE 180  
MADERVILLE, IL 60563

  
\_\_\_\_\_  
**JAMES J. BANKS,**  
as Manager of **JIM CAPITAL, LLC**

REAL ESTATE TRANSFER TAX		06-Mar-2017
	COUNTY:	225.00
	ILLINOIS:	450.00
	TOTAL:	675.00
17-03-202-065-1128		20170201616550   0-445-500-608

REAL ESTATE TRANSFER TAX		02-Mar-2017
	CHICAGO:	3,375.00
	CTA:	1,350.00
	TOTAL:	4,725.00 *
17-03-202-065-1128		20170201616550   1-449-331-392

Warranty Deed

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

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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, CERTIFY THAT: GRAZIELLA SERGIO, as Managing Member of SERGIO CAPITAL, LLC and JAMES J. BANKS, as Managing Member of JIM CAPITAL, LLC personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as 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 official seal, this 24th day of FEBRUARY, 2017



Dena M. Anton-Fucillo (Notary Public)

**Prepared by:**

Anthony J. Amelio, Esq.  
Law Office of Samuel V.P. Banks  
221 North LaSalle Street  
38<sup>th</sup> Floor  
Chicago, Illinois 60601

**Mail to:**

Ms. Alexandra Richards, Esq.  
6007 N. Sheridan Rd.  
Chicago, IL 60660

**Name and Address of Taxpayer:**

CRELM LLC  
50 East Bellevue Place, Unit 2502  
Chicago, Illinois 60611

# UNOFFICIAL COPY

ALTA Commitment 15/17/06

## COMMITMENT FOR TITLE INSURANCE SCHEDULE A

### Exhibit A - Legal Description

Unit 2502 together with its undivided percentage interest in the common elements in 50 East Bellevue Condominium as Delineated and Defined in the Declaration Condominium as Delineated and Defined in the Declaration Recorded as Document No. 25221794, as Amended, in the Southwest 1/4 of Section 3, Township 39 North, Range 14, East of the Third Principal Meridian, In Cook County, Illinois.

Property of Cook County Clerk's Office