

UNOFFICIAL COPY

Warranty Deed

ILLINOIS

1/1

FIDELITY NATIONAL TITLE

SC17008121

Doc#: 1711049137 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/20/2017 10:34 AM Pg: 1 of 3

Dec ID 20170401637236
ST/CO Stamp 0-168-574-656 ST Tax \$340.00 CO Tax \$170.00
City Stamp 1-348-460-224 City Tax: \$3,570.00

Above Space for Recorder's Use Only

THE GRANTOR(s) Elite Invest, LLC Series 1014, an Illinois series limited liability company, 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 considerations in hand paid, CONVEY(s) and WARRANT(s) to Hopscotch Row, LLC Series 7311 S. Stewart, P.O. Box 362, Morgan Hill, CA 95037, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached hereto and made part hereof.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

Permanent Real Estate Index Number(s): 20-28-216-002-0000

Address(es) of Real Estate:
7311-13 S. Stewart Ave., Chicago, IL 60621

REAL ESTATE TRANSFER TAX		18-Apr-2017
	CHICAGO:	2,550.00
	CTA:	1,020.00
	TOTAL:	3,570.00 *

20-28-216-002-0000 | 20170401637236 | 1-348-460-224
* Total does not include any applicable penalty or interest due.

THIS IS NOT HOMESTEAD PROPERTY

The date of this deed of conveyance is APRIL 13TH 2017

(SEAL) Elite Invest, LLC Series 1014
By: Noaf Al-Sabah, Managing Member

REAL ESTATE TRANSFER TAX		18-Apr-2017
	COUNTY:	170.00
	ILLINOIS:	340.00
	TOTAL:	510.00

20-28-216-002-0000 | 20170401637236 | 0-168-574-656

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 Noaf Al-Sabah, Managing Member of Elite Invest, LLC Series 1014, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)

Given under my hand and official seal this 11th
Day of April 2017

Notary Public

(My Commission Expires 8/4/19)

UNOFFICIAL COPY

LEGAL DESCRIPTION

For the premises commonly known as: 7311-13 S. Stewart Ave.
Chicago, Illinois 60621

Legal Description:

SEE LEGAL DESCRIPTION ATTACHED HERETO AS EXHIBIT "A"

Property of Cook County Clerk's Office

This instrument was prepared by: Send subsequent tax bills to: Recorder (mail recorded document):

<p>Gary Mages Mages & Price, LLC 1110 Lake Cook Rd. Ste. 385 Buffalo Grove, IL 60089</p>	<p>Hopscotch Row, LLC P.O. Box 362 Morgan Hill, CA 95038</p>	<p>Hopscotch Row, LLC P.O. Box 362 Morgan Hill, CA 95038</p>
---	--	--

UNOFFICIAL COPY

EXHIBIT A

Order No.: SC17008121

For APN/Parcel ID(s): 20-28-216-002-0000

For Tax Map ID(s): 20-28-216-002-0000

LOT 3 IN PHILLIP'S SUBDIVISION OF THE WEST 3/4 OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 28, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office