

# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

GRANTOR, 2265-69 N CLYBOURN LLC, an Illinois limited liability company, having its principal place of business at 1759 W. Surf Street, Chicago, Illinois 60657, for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby

REMISE, RELEASE, ALIEN AND CONVEY to the grantee(s),

RACHEL L. KELLY, having her principal place of business at 818 Camino Atalaya, Santa Fe NM 87505, the following described real estate, to wit:

**SEE EXHIBIT A ATTACHED HERETO AND MADE A PART HEREOF**

Permanent Index Nos: 14-32-101-053-0007  
Commonly Known As: 2265-69 N. Clybourn Ave., Chicago, Illinois 60614-3052

TO HAVE AND HOLD said premises, forever. SUBJECT TO: (1) General real estate taxes for 2016 and subsequent years; (2) Covenants, conditions, and restrictions of record; (3) Building lines and easements, if any, and (4) Acts done or suffered by Purchaser or anyone claiming by, through or under Purchaser.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the grantee(s), their 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 or 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 FOREVER DEFEND

8984 2002K0/4

Box 400



\*1712404007D\*

This space reserved for Recorder's use

Doc# 1712404007 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/04/2017 09:19 AM PG: 1 OF 3

S N  
P 3  
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INTA

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IN WITNESS WHEREOF, said Grantor has executed this Special Warranty Deed as of the 27<sup>th</sup> day of April, 2017

**2265-69 N CLYBOURN LLC**  
**An Illinois limited liability company**

By: *Jules Leib*  
**Jules Leib, its Manager**

STATE OF ILLINOIS     )  
                                   )     SS  
 COUNTY OF COOK     )

I, the undersigned, a Notary Public for the County and State aforesaid, DO HEREBY CERTIFY that JULES LEIB, the Manager of 2265-69 N Clybourn LLC, 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, and as the free and voluntary act of said limited liability company for the uses and purposes therein set forth.

Given under my hand and notary seal this 27<sup>th</sup> day of April, 2017.



*Warren C. Laski*  
 Notary Public

Prepared By: WARREN C. LASKI, ESQ., 1751 W. Surf Street, Chicago, Illinois 60657  
 Tax Bill To: RACHEL L. KELLY, 818 Camino Atalaya, Santa Fe NM 87505  
 Return To: MACK E. WITH, ESQ., 100 La Salle Circle, Suite A, Santa Fe, New Mexico 87505

REAL ESTATE TRANSFER TAX		01-May-2017
	COUNTY:	1,194.00
	ILLINOIS:	2,388.00
	TOTAL:	3,582.00
14-32-101-053-0000   20170401644443   0-137-502-400		

REAL ESTATE TRANSFER TAX		01-May-2017
	CHICAGO:	17,910.00
	CTA:	7,164.00
	TOTAL:	25,074.00 *
14-32-101-053-0000   20170401644443   1-565-703-872		

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

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**EXHIBIT "A"**  
**LEGAL DESCRIPTION**

**LOTS 58 AND 59 IN BLOCK 1 IN NORTH BRANCH DISTILLING COMPANY'S  
SUBDIVISION OF THE WEST 1/2 OF BLOCK 15 AND SUBDIVISION OF BLOCK 5 OF THE  
EAST 1/2 OF BLOCK 15 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTIONS 29, 31, 32  
AND 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN,  
IN COOK COUNTY, ILLINOIS.**

Property of Cook County Clerk's Office