

UNOFFICIAL COPY

SPECIAL WARRANTY DEED



1713145061D

Doc# 1713145061 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/11/2017 12:59 PM PG: 1 OF 3

THE GRANTOR, Z FINANCIAL ILLINOIS G PROPERTIES, LLC, 100 Tanglewood Dr., of the City of Freeport, in the County of Cook and State of Illinois, for and in consideration of the sum of One Dollar and other good and valuable consideration, the receipt of which is hereby acknowledged, CONVEYS and WARRANTS only his ownership of subject property to **Antonio Legrier**, whose current address is 4710 W. Erie St., Chicago in the County of Cook and State of Illinois, the following described real estate, to-wit:

THE EAST 1/2 OF LOT 37 AND ALL OF LOT 38 IN BLOCK 6 IN THE WEST CHICAGO LAND COMPANY'S SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. ILLINOIS.


PIN #: 16-10-104-035-0000
Property Address: 4710 W. Erie, Chicago, IL 60644



Hereby releasing and waiving all rights under and by virtue of the HOMESTEAD EXEMPTION LAWS of the State of Illinois.

Subject to 2012 and subsequent taxes; Covenants, conditions, and restrictions of record; public and utility easement; acts done by or suffered through buyer; and any city of Chicago building court violations, cases, and fines.

Dated this 22nd day of March 2017

Kurt Mall as manager
Grantor of *Z Financial Illinois Properties LLC*

REAL ESTATE TRANSFER TAX		11-May-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00*

REAL ESTATE TRANSFER TAX		11-May-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

16-10-104-035-0000 | 20170501653398 | 1-502-508-736

16-10-104-035-0000 | 20170501653398 | 1-983-122-112

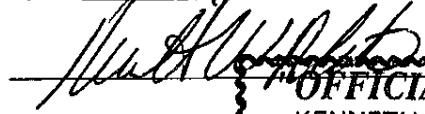
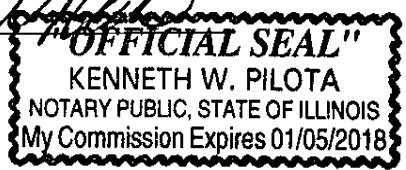
* Total does not include any applicable penalty or interest due.

UNOFFICIAL COPY

STATE OF ILLINOIS)
)
) SS.
COOK COUNTY)

I, the undersigned, a Notary Public, in and for said County and State aforesaid, DOES HEREBY CERTIFY THAT KEITH MOLL personally known to me to be the same person whose name is subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as a 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 this 22nd day of MARCH, 20 17.


Notary Public. 

Please send Future Taxes and this document to:


Antonio Legrier
4710 W. Erie St.
Chicago, IL 60644

This Instrument was prepared by:

Keith Moll
Z Financial
2 N. LaSalle St. Suite 1630
Chicago, IL. 60602

AFFIX TRANSFER TAX STAMP
OR

"Exempt under provisions of Paragraph 5 -"
Section 4, Real Estate Transfer Tax Act.

3/22/17 
Date Buyer, Seller or Representative

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or another entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 3 | 22 | 2017

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: Christina L. Carlton (CHRISTINA CARLTON)

By the said (Name of Grantor): _____

On this date of: 5 | 10 | 2017

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

DATED: 3 | 22 | 2017

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: CHRISTINA L. CARLTON

By the said (Name of Grantee): _____

On this date of: 5 | 10 | 2017

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), Any person who knowingly submits a false statement concerning the identity of a **GRANTEE** shall be guilty of a **CLASS C MISDEMEANOR** for the **FIRST OFFENSE**, and of a **CLASS A MISDEMEANOR**, for subsequent offenses.

(Attach to **DEED** or **ABI** to be recorded in Cook County, Illinois if exempt under provisions of the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)