

# UNOFFICIAL COPY

Doc#: 1714555264 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/25/2017 12:36 PM Pg: 1 of 3

Dec ID 20170401644682  
ST/CO Stamp 1-744-406-976 ST Tax \$443.00 CO Tax \$221.50

THIS INSTRUMENT  
PREPARED BY:

Scott E. Jensen  
Murray, Jensen & Wilson Ltd.  
101 N Wacker Dr., Ste 101  
Chicago, IL 60606

*This space reserved for Recorder's use only.*

## SPECIAL WARRANTY DEED

For the consideration of the sum of Ten Dollars (\$10.00) and other valuable considerations received, **Scheraton Real Estate Investments, LLC**, an Illinois limited liability company ("Grantor"), does hereby convey to, **Andreas Afshari** ("Grantee") of 7112 N. Crawford Ave., Lincolnwood, IL 60712, the following described real property (the "Property") situated in Cook County, Illinois and all of Grantor's interest in any rights and privileges solely appurtenant thereto:

SEE EXHIBIT A ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

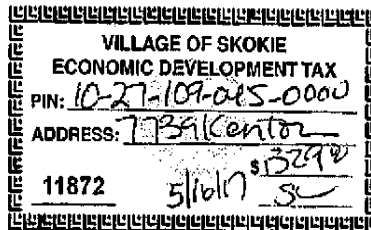
SUBJECT TO: the permitted exceptions set forth on Exhibit B attached hereto and by this reference made a part hereof.

AND GRANTOR hereby binds itself to warrant and defend the title with respect to matters arising from Grantor's actions during the period in which Grantor has owned the Property and no other, subject to the matters set forth on Exhibit B.

[SIGNATURE PAGE FOLLOWS]

After Recording Send to:  
Chris L. Fotopoulos, Esq.  
Brotshul Potts LLC  
30 N. LaSalle St., Ste. 1402  
Chicago, IL 30302

Send tax bills to:  
Andreas Afshari  
7739 N. Kenton  
Skokie IL 60076



111

1700566 NC  
667

Chicago Title



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**Exhibit A**  
**Legal Description**

**PROPERTY ADDRESS:** 7739 N. Kenton Ave., Skokie, IL 60076

**PIN:** 10-27-109-045-0000

**LEGAL DESCRIPTION:**

LOT 2 IN THE MARKUS RESUBDIVISION OF PART OF THE NORTHWEST  $\frac{1}{4}$  OF SECTION 27, TOWNSHIP 41 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office