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Doc#: 1715308065 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/02/2017 11:02 AM Pg: 1 of 2

Prepared by:
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Dec ID 20170501663061
ST/CO Stamp 0-537-477-568 ST Tax \$272.50 CO Tax \$136.25
City Stamp 1-019-716-032 City Tax: \$2,861.25

After recording mail to:

Send future tax bills to:

(Above space for Recorder's use only)

SPECIAL WARRANTY DEED

THE GRANTOR, **FRAVIA INVESTMENTS LLLP**, an Arizona limited liability limited partnership ("Grantor"), whose address is 6501 East Greenway Parkway, Suite 103-418, Scottsdale, Arizona 85254, for and in consideration of TEN AND 00/100 DOLLARS, and other good and valuable consideration in hand paid, GRANTS, BARGAINS, SELLS AND CONVEYS, with special warranty covenants, to **JAMES CURTIS and TONI**, husband and wife ("Grantees"), not as joint tenants, but as tenants by the entirety, whose address is 16714 Hillside Place, Tinley Park, Illinois 60477, all of its right, title, and interest in the following described real estate: *Taylor-Curtis

LOT 16 IN BLOCK 6 IN SOUTH JACKSON PARK SUBDIVISION OF THE NORTH WEST ¼ OF THE SOUTHWEST ¼ OF SECTION 24, TOWNSHIP 18 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 20-24-309-022-0000

Commonly known as: 6844 South East End Avenue, Chicago, Illinois 60649

SUBJECT TO: (a) general real estate taxes not yet due or payable; (b) covenants, conditions, and restrictions of record; (c) building lines and easements of record; (d) acts done or suffered by Grantees or anyone claiming through Grantees.

This is not a homestead property.

Chicago Title

(Signature and notary page to follow)

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IN WITNESS WHEREOF, Grantor has executed this Special Warranty Deed as of the 26th day of May, 2017.

FRAVIA INVESTMENTS LLLP,
an Arizona limited-liability limited partnership

By: 8392595 Canada Inc.,
General Partner

By: [Signature]
Justin Corradetti, President

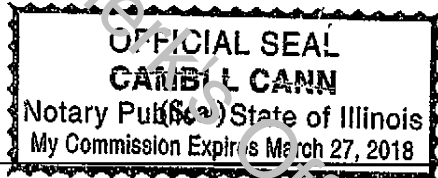
Property of Court Clerk's Office

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, Cambil Cann, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **JUSTIN CORRADETTI**, President of 8392595 Canada Inc., General Partner of Fravia Investments LLLP, an Arizona limited liability limited partnership, who is 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 and delivered the said instrument as his own free and voluntary act, as the free and voluntary act of said General Partner, and as the free and voluntary act of said limited liability limited partnership, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 26th day of May, 2017.

Notary Public [Signature]
My Commission Expires: 3/27/18



[Signature]