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Doc#: 1716408174 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/13/2017 11:28 AM Pg: 1 of 3

SPECIAL WARRANTY DEED

Dec ID 20170501663627
ST/CO Stamp 0-594-006-464 ST Tax \$1,570.00 CO Tax \$785.00
City Stamp 1-753-184-704 City Tax: \$16,485.00

LN17-11208 | of 3

Property of Cook County Office

THE GRANTOR, 3328 N Ashland LLC, an Illinois limited liability company ("Grantor"), for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration to said Grantor in hand paid, remises, releases, aliens, and conveys to Rose A, Goldberg and *Goldberg ("Grantee"), husband and wife, of the City of Chicago, County of Cook, State of Illinois, as joint tenants with the right of survivorship, and not as tenants in common, the following described real estate situated in the County of Cook in the State of Illinois, to wit: *Benjamin A.

SEE ATTACHED LEGAL DESCRIPTION

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with Grantee, its successors 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 DEFEND,


SUBJECT TO THE MATTERS IDENTIFIED ON EXHIBIT A ATTACHED HERETO.

THE REAL ESTATE CONVEYED HEREBY IS SOLD IN ITS "AS IS," "WHERE IS" CONDITION WITHOUT ANY EXPRESS OR IMPLIED REPRESENTATION OR WARRANTY OF ANY KIND WHATSOEVER, EXCEPT AS SPECIFICALLY PROVIDED ABOVE.

Permanent Real Estate Index Number: 14-19-426-024-0000



Address of Real Estate: 3328 N. Ashland, Chicago, IL 60657 ("Real Estate")

Landtrust National Title
120 S. LaSalle St.
Suite 1700
Chicago, IL 60603

REAL ESTATE TRANSFER TAX		13-Jun-2017
	CHICAGO:	11,775.00
	CTA:	4,710.00
	TOTAL:	16,485.00 *

14-19-426-024-0000 | 20170501663627 | 1-753-184-704

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

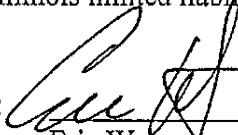
REAL ESTATE TRANSFER TAX		13-Jun-2017
	COUNTY:	785.00
	ILLINOIS:	1,570.00
	TOTAL:	2,355.00

14-19-426-024-0000 | 20170501663627 | 0-594-006-464

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Dated the 31st day of May, 2017.

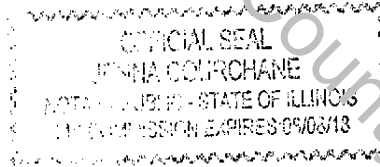
3328 N Ashland LLC,
an Illinois limited liability company


By: 
Eric Weber, one of its Managers

State of Illinois)
) SS.
County of Cook)

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Eric Weber, one of the Managers of 3328 N Ashland LLC, an Illinois limited liability company, 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 notarial seal the 31 day of May, 2017.




Notary Public

This instrument was prepared by:

Chad M. Poznansky, Esq.
Clark Hill PLC
130 E. Randolph Street, Suite 3900,
Chicago, IL 60601

UPON RECORDING RETURN TO:

Sylvia A. Foggetti
130 N. Genesee St
Waukegan, IL 60085

SEND SUBSEQUENT TAX BILLS TO:

Rose Goldberg and Ben Goldberg
3328 N. Ashland Ave.
Chicago, IL 60657

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EXHIBIT "A"

LOT 13 (EXCEPT THAT PART THEREOF LYING EAST OF A LINE 50 FEET WEST AND PARALLEL WITH THE EAST LINE OF SECTION 19 CONVEYED TO THE CITY OF CHICAGO BY DEED RECORDED JULY 12, 1929 AS DOCUMENT NUMBER 10426485) IN BLOCK 8 IN G. H. A. THOMAS' SUBDIVISION OF BLOCKS 8 AND 9 OF L. TURNER'S SUBDIVISION OF THE NORTHEAST ½ OF THE EAST ½ OF THE SOUTHEAST ¼ OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office