



1720242037D

Doc# 1720242037 Fee \$40.00

Please return to:

Sheldrick Holmes
207 E. 31st Street, Unit 5B
Chicago, Illinois 60616

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/21/2017 01:18 PM PG: 1 OF 2

Send subsequent tax bill to:

Sheldrick Holmes
207 E. 31st Street, Unit 5B
Chicago, Illinois 60616

Prepared by:

Wallace K. Moy
53 W. Jackson, Suite 1564
Chicago, Illinois 60604

WARRANTY DEED


THE GRANTOR(S), 31ST & INDIANA DEVELOPMENT, INC., an Illinois corporation, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten (\$10.00) Dollars, in hand paid, CONVEYS AND WARRANTS TO ~~SHELDRIK HOLMES~~ AND STEVEN COOK, of 207 E. 31st Street, Unit 5B, Chicago, Illinois, not as tenants in common, but as joint tenants with right of survivorship, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:



UNIT S-32 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN SIGNATURE RESIDENCE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 0920816007 IN THE NORTHWEST ¼ OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THRID PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N. 17-34-103-074-1068

Commonly known as 207 E. 31st Street, S-32, Chicago, Illinois 60616

SUBJECT TO: covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of Closing.

REAL ESTATE TRANSFER TAX	21-Jul-2017
 CHICAGO:	48.75
CTA:	19.50
TOTAL:	68.25 *

REAL ESTATE TRANSFER TAX	21-Jul-2017
 COUNTY:	3.25
 ILLINOIS:	6.50
TOTAL:	9.75

17-34-103-074-1068 | 20170701691796 | 1-438-137-792

17-34-103-074-1068 | 20170701691796 | 0-978-705-856

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

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num
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UNOFFICIAL COPY

Warranty Deed
July 20, 2017
Page 2 of 2

hereby releasing and waiving all rights and by virtue of the Homestead Exemption Laws of the State of Illinois.

This transaction is part of the winding down of the corporation.

Dated this 20th day of July 2017.

31st & INDIANA DEVELOPMENT, INC., an Illinois corporation

By: 
_____ Danny Mark

Its: President

STATE OF ILLINOIS)
) ss
COUNTY OF C O O K)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Danny Mark, President of 31st & Indiana Development, Inc. an Illinois corporation, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that as such President, he signed and delivered the said instrument, pursuant to authority given by the Board of Director of said corporation, as his free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 18th day of July 2017.



Notary Public

