

WARRANTY DEED

UNOFFICIAL COPY

THE GRANTOR, Curtis Taylor, of 4164 Moonbeam Way, Snellville, GA, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby grant, sell and convey unto grantee

1722042077D
Doc# 1722042077 Fee \$60.00
RHSP FEE: \$9.00 RPRF FEE: \$1.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 08/08/2017 01:43 PM PG: 1 OF 2

J Development LLC, an Illinois Limited Liability Company, the following described real estate, situated in Cook County, Illinois, to wit:

LOT 20 IN BLOCK 27 IN S. E. GROSS SUBDIVISION OF BLOCKS 27-42 BOTH INCLUSIVE OF DAUPHIN PARK SECOND ADDITION IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 3, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Address: 547 E 87th Street, Chicago, Illinois 60619
Permanent Real Estate Index Number: 25-03-201-020-0000

TO HAVE AND TO HOLD the same forever.

SUBJECT TO: General real estate taxes for the year 2017 and subsequent years, and covenants, conditions, restrictions and easements of record,

In witness whereof, the Grantor has executed this Deed effective as of the 3rd day of August, 2017.

Curtis Taylor
Curtis Taylor

The undersigned, Chauvette Taylor, joins in the execution of this Deed for the sole purpose of waiver of homestead, if any

Prepared by and Mail to:
Peter G. Hallam
1034 Sterling Ave.
Flossmoor, IL 60422

Send Subsequent Tax Bills To:
J Development LLC
2550 W. Fullerton #2B
Chicago, IL 60647

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FIDELITY NATIONAL TITLE 0017018437

State of Georgia)

UNOFFICIAL COPY

County of DEKALB)

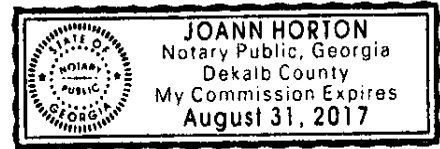
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Curtis Taylor, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 2 day of August, 2017.

Commission expires August 31, 2017

Joann Horton
Notary Public

State of Georgia)
County of DEKALB)




I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that CLAU DETTE TAYLOR, 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 2 day of August, 2017.

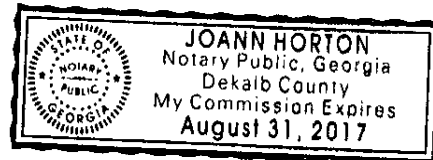
Commission expires August 31, 2017



Joann Horton
Notary Public

REAL ESTATE TRANSFER TAX		04-Aug-2017
	CHICAGO:	225.00
	CTA:	90.00
	TOTAL:	315.00 *

25-03-201-020-0000 | 20170801601776 | 1-760-267-712

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



REAL ESTATE TRANSFER TAX		04-Aug-2017
	COUNTY:	15.00
	ILLINOIS:	30.00
	TOTAL:	45.00

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