

UNOFFICIAL COPY

SPECIAL WARRANTY DEED

Limited Liability Company to Individual

Doc#: 1725046264 Fee: \$50.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/07/2017 11:20 AM Pg: 1 of 2

Dec ID 20170801616266
ST/CO Stamp 1-447-996-352 ST Tax \$136.00 CO Tax \$68.00
City Stamp 1-599-777-728 City Tax: \$1,428.00

Mail to:

Robert Patterson Cross IV, Ltd.
1207 North Dearborn Street
Chicago, IL 60610

Send subsequent tax bills to:

Finigan, LLC
2951 N. Lincoln Ave.
Chicago, IL 60657

This Agreement, made this 31st day of August, 2017 between **G&S PROPERTIES, INC.** a/k/a **G&S@PROPERTIES INC.**, an Illinois Corporation, existing under the laws of the State of Illinois, with its principal place of business at 2524 N. 5th Ct., Elmwood Park, IL 60707, party of the first part, and **Finigan, LLC**, an **Illinois Limited Liability Company**, with its principal place of business at 2951 N. Lincoln Ave., Chicago, IL 60657 party of the second part, WITNESSETH, that the party of the first part, for and in consideration of Ten Dollars (\$10.00) DOLLARS and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Managers of said Limited Liability Company, by these present does **GRANT AND CONVEY** unto the party of the second part, and to its heirs and assigns, **FOREVER**, all the following described real estate, situated in the County of **COOK**, and State of Illinois known and described as follows to wit:

LOT 41 (EXCEPT THE SOUTH 16 FEET THEREOF) AND ALL OF LOT 42 IN BLOCK 3 IN GARFIELD IN THE SOUTHEAST 1/4 OF SECTION 34, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 13-34-402-014-0000

Commonly known as: 1933 N. Kildare Ave., Chicago, IL 60639

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anyway appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of in and to the above described premises, with the hereditaments and appurtenances:

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, its heirs and assigns forever.

17 PSA 2670184P

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Chicago Title

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