

UNOFFICIAL COPY

WARRANTY DEED

Statutory
(Illinois)

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Mail to:
Key Commercial Finance Properties, LLC
8 The Green, Suite B
Dover, DE 19901

Return to: **L.O.**
Lakeland Title Services
1300 Iroquois Ave., Ste 100
Naperville, IL 60563



Doc# 1727845061 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/05/2017 03:37 PM PG: 1 OF 3

Name & address of taxpayer:
Key Commercial Finance Properties, LLC
8 The Green, Suite B
Dover, DE 19901

THE GRANTOR, Allwest Investments LLC, of 1977 Waverly Street, Napa, California 94558, a limited liability company, created and existing under and by the virtue of the laws of the State of Arizona, for and in consideration of TEN and NO/100ths DOLLARS and other good and valuable considerations in hand paid, and pursuant to authority given by the Members of said limited liability company.

CONVEY AND WARRANT to Key Commercial Finance Properties, LLC of 8 The Green, Suite B, Dover, DE 19901, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: THE SOUTH 18 FEET OF LOTS 20 AND 21 (EXCEPT THE SOUTH 3 FEET THEREOF) IN BLOCK 3 ALL IN CALUMET SUBDIVISION, BEING A SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE SOUTH 3 FEET OF LOT 21, ALL OF LOT 22 AND LOT 23 (EXCEPT THE SOUTH 33 FEET THEREOF) IN BLOCK 3 IN CALUMET SUBDIVISION, BEING A SUBDIVISION OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 12, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

NON-HOMESTEAD PROPERTY

Subject to general real estate taxes not due and payable at time of closing, covenants, conditions and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the property.

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises in fee simple forever

Permanent index number: 29-12-101-116-0000
Property address: 277 Cornell Ave., Calumet City, IL 60409
DATED this 3rd day of January, 2017.

Gary Miller
Gary Miller, Member
Allwest Investments LLC

REAL ESTATE TRANSFER TAX ^{Se}



51888/811017

Calumet City • City of Homes \$

REAL ESTATE TRANSFER TAX ^{Se}



51889/811017

Calumet City • City of Homes \$

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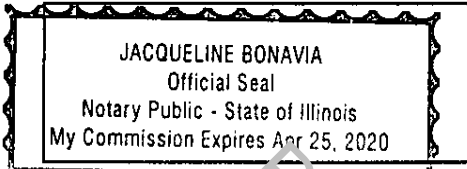
UNOFFICIAL COPY

WARRANTY DEED

Statutory (Illinois)

State of ILLINOIS, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Gary Miller, Member of Allwest Investments LLC

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 the person acknowledged it signed, sealed and delivered the instrument as its free and voluntary act, for the uses and purposes therein set forth



Given under my hand and official seal this 3rd day of January, 2017.

Commission expires

Jacqueline Bonavia
Notary Public

Recorder's Office Box No.

NAME AND ADDRESS OF PREPARER:

Brenda Murzyn, Attorney at Law
1300 Iroquois Drive, Suite 125
Naperville, IL 60563

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub par. E. and Cook County Ord. 91-27 par.

Date 1/3/17 Sign. B Miller

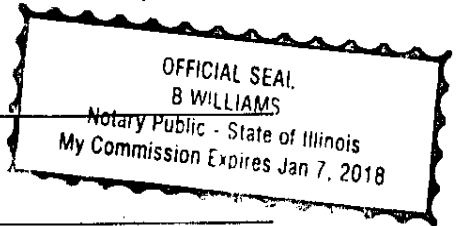
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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date: 4/03/17

Signature: [Handwritten Signature]
Grantor



Grantor

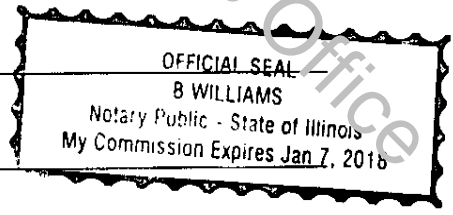
Subscribed and Sworn before me on 4/03/17 (date)

[Handwritten Signature]
Notary Public

The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date: 4/03/17

Signature: [Handwritten Signature]
Grantee



Grantee

Subscribed and Sworn before me on 4/03/17 (date)

[Handwritten Signature]
Notary Public

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and a Class A misdemeanor for subsequent offenses.