

# UNOFFICIAL COPY



\*1733912023D\*

Doc# 1733912023 Fee \$40.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/05/2017 09:54 AM PG: 1 OF 2

## WARRANTY DEED Statutory (ILLINOIS)

### THE GRANTOR

170161600413

2/2

Above Space for Recorder's use only

THIS AGREEMENT, made this 27TH day of NOVEMBER, 2017 between SIS 6807 CORNELL, LLC, an Illinois Limited Liability Company, as GRANTOR, created and existing under and by virtue of the laws of the State of Illinois, with its principal office located at 3030 Finley Road, Suite 110, Downers Gove, IL 60515, and FOURFORFIVE LLC, a Nevada Limited Liability Company, created and existing under and by virtue of the laws of the State of Illinois, with its principal office located at 6409 Alishia Circle, Las Vegas, NV 89130, as GRANTEE(S), WITNESSETH that GRANTOR, for and in consideration of Ten and no/100 Dollars (\$10.00), in hand paid by GRANTEE(S), the receipt whereof is acknowledged, and pursuant to the authority given by the Members of said GRANTOR, by these presents does WARRANT, REMISE, RELEASE, ALIEN AND CONVEY unto GRANTEE(S), FOREVER, all of the following described real estate situated in the County of COOK in the State of ILLINOIS, to wit:

LOTS 37 AND 38 IN BLOCK 6 IN SOUTH JACKSON PARK SUBDIVISION IN THE NORTHWEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 20-24-309-002-0000


Property Address: 6807 S. CORNELL AVENUE, CHICAGO, IL 60649



Attorneys' Title Guaranty Fund, Inc.  
1 S. Wacker Dr., Ste. 2400  
Chicago, IL 60606-4650  
Title Guaranty Department

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereon, and all the estate, right, title, interest, claim or demand whatsoever, of GRANTOR, either in law or in equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD FOREVER said premises as above described.

And the GRANTOR, for itself, and its successors, does covenant, promise and agree, to and with the GRANTEE(S), 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 those exceptions set forth below:

S Y  
P 2  
S N  
SC Y  
INT (Signature)

REAL ESTATE TRANSFER TAX	29-Nov-2017
 CHICAGO:	3,375.00
CTA:	1,350.00
TOTAL:	4,725.00 *

REAL ESTATE TRANSFER TAX	29-Nov-2017
 COUNTY:	225.00
 ILLINOIS:	450.00
TOTAL:	675.00

20-24-309-002-0000 | 20171101659100 | 1-744-232-384

20-24-309-002-0000 | 20171101659100 | 1-807-360-032

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

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Warranty Deed  
6807 S. CORNELL AVENUE - CHICAGO  
Page 2

**SUBJECT TO: (1) All instruments, Covenants, conditions, restrictions, applicable zoning laws, ordinances, and regulations and easements of record. (2) General real estate taxes for the tax year 2017 and subsequent years.**

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

IN WITNESS WHEREOF, said GRANTOR has caused its name to be signed by its Members the day and year first above written.

**GRANTOR: SIS 6807 CORNELL, LLC,  
An Illinois limited Liability Company,**

By: [Signature]  
**MICHAEL A. MOYER, Member**

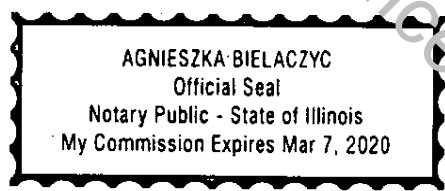
State of ILLINOIS            )  
  )  
County of COOK            )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that MICHAEL A. MOYER personally known to me to be a Member of SIS 6807 CORNELL, LLC, an Illinois limited liability company, and 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 as Member, he signed, sealed and delivered the said instrument pursuant to authority given by the Members of said limited liability company as their free and voluntary act, and as the free and voluntary act and deed of SIS 6807 CORNELL, LLC, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27 day of NOVEMBER, 2017.

Commission expires 3-7, 2020

[Signature]  
NOTARY PUBLIC



This Instrument was prepared by: Stanley J. Czaja, Attorney at Law, 7521 N. Milwaukee Avenue, Niles, IL 60714

MAIL RECORDED DEED TO:  
Clarissa Y. Cutler  
155 N. Michigan Ave #500  
Chicago IL 60601

SEND SUBSEQUENT TAX BILL TO:  
Isabelle Chession  
6409 Alishia Circle  
Las Vegas NV 89130