

# UNOFFICIAL COPY

WARRANTY DEED  
Statutory (Illinois)  
(LLC to Individual)

Doc#: 1800547215 Fee: \$52.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/05/2018 12:57 PM Pg: 1 of 3

Dec ID 20171201671833  
ST/CO Stamp 2-087-437-344 ST Tax \$109.00 CO Tax \$54.50  
City Stamp 1-013-695-520 City Tax: \$1,144.50

THE GRANTOR(S), **Azran Investment No. 2, LLC**, an Illinois limited liability company, for and in consideration of \$10.00 (TEN DOLLARS), and other good and valuable considerations, in hand paid, CONVEY(S) and WARRANT(S) to **Manuel Zavala Juarez**, a married man of Cook County Illinois, all

interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*\* And Maria Zavala, As Joint Tenants, with right of survivorship*  
LOT 28 IN BLOCK 11 IN COBE AND MCKINNON'S 59TH STREET AND WESTERN AVE SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13 TOWNSHIP 38 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

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 not as tenancy in common, not in joint tenancy, but as TENANTS BY THE ENTIRETY, FOREVER. SUBJECT TO: General Taxes for 2016 and subsequent years; covenants, conditions, easements and restrictions of record. *2017*

Property Address: **5952 S. Campbell Ave., Chicago, IL 60629**

P.I.N.: **19-13-405-037-0000**

IN WITNESS WHEREOF, the party of the first part has hereunto set his hand and seal this 21<sup>st</sup> day of December, 2017.

AZRAN INVESTMENT NO. 2, LLC


By:   
DAVID AZRAN, Manager



This instrument prepared by: Gavin E. Halper, Esq., 211 W. Wacker Drive, 3<sup>rd</sup> Floor, Chicago, IL 60606

Send subsequent tax bills to:

*Manuel Zavala Juarez  
5952 S. Campbell  
Chicago IL 60629*

After Recording, Return To:

REAL ESTATE TRANSFER TAX		27-Dec-2017
	CHICAGO:	817.50
	CTA:	327.00
	TOTAL:	1,144.50 *

REAL ESTATE TRANSFER TAX		27-Dec-2017
	COUNTY:	54.5
	ILLINOIS:	109.0
	TOTAL:	163.5

19-13-405-037-0000 | 20171201671833 | 1-013-695-520

19-13-405-037-0000 | 20171201671833 | 2-087-437-344

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

*Chl 7023718 1982*  
FIDELITY NATIONAL TITLE

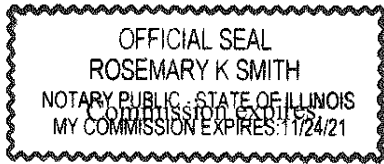
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STATE OF ILLINOIS )  
  ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that David Azran, 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 their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 21th day of December, 2017.

(Impress Seal Here)



*[Handwritten Signature]*  
Notary Public

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## EXHIBIT A

Order No.: CH17023718

For APN/Parcel ID(s): 19-13-405-037-0000

For Tax Map ID(s): 19-13-405-037-0000

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LOT 28 IN BLOCK 11 IN COBE AND MCKINNON'S 59TH STREET AND WESTERN AVE  
SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 AND THE NORTHEAST 1/4 OF  
THE SOUTHEAST 1/4 OF SECTION 13 TOWNSHIP 38 NORTH RANGE 13 EAST OF THE THIRD  
PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

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