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1812141017D

Doc# 1812141017 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/01/2018 10:20 AM PG: 1 OF 3

SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
LIMITED LIABILITY COMPANY

REAL ESTATE TRANSFER TAX

17-Apr-2018



COUNTY:	240.75
ILLINOIS:	481.50
TOTAL:	722.25

22-34-413-029-0000 | 20180401639298 | 1-551-114-528

Preparer File: 2908511 Guthrie/Lamb
FATIC No.: 102584-CH

THE GRANTOR, M/I Homes of Chicago, LLC, a limited liability company created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Managers of said limited liability company, CONVEY(S) and WARRANT(S) to Stephanie N. Guthrie, and James R. Lamb, of 867 Benedetti Drive, #105, Naperville, IL 60563 of the County of DuPage, the following described Real Estate situated in the County of Cook in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; Party wall rights and agreements; General taxes for the year 2018 and subsequent years

Grantor, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under the grantor.

Permanent Real Estate Index Number(s): 22-34-413-029-0000

Address(es) of Real Estate: 23 Anne Circle
Lemont, IL 60439

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Vice President of Operations, this:

11th day of April, 2018.

M/I Homes of Chicago, LLC

By: _____
Brian Potvin, Vice President of Operations

FIRST AMERICAN TITLE
FILE # 2908511



First American
Title Insurance Company

Special Warranty Deed - LL

S 1
P 3
S N
SC 1/6
INT 1/6

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STATE OF ILLINOIS, COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Brian Potvin, personally known to me to be the Vice President of Operations of the M/I Homes of Chicago, LLC, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Brian Potvin signed and delivered the said instrument, pursuant to authority given by the Managers of said limited liability company, as their free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal this 11th day of April, 2018.



Jill M Sopala
Notary Public

Prepared by: Jill Sopala
M/I Homes of Chicago, LLC
400 E. Diehl Road, Suite 230
Naperville, IL 60563

Mail to:
Stephanie Guthrie & James Lamb
23 Anne Circle
Lemont, IL 60439

*Kevin Conroy
Mumbus McCluskey LLC
1001 Warrenville Rd #500
L36 IL 60532*

Name and Address of Taxpayer:
Stephanie Guthrie & James Lamb
23 Anne Circle
Lemont, IL 60439

Property of Cook County Clerk's Office



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Exhibit "A" – Legal Description

LOT 194, IN KETTERING P.U.D. UNIT FIVE, BEING A SUBDIVISION IN THE SOUTH HALF OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 37 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 18, 2015 AS DOCUMENT 1535229046, IN COOK COUNTY, ILLINOIS.

Property Address: 23 Anne Circle, Lemont, IL 60439

Property of Cook County Clerk's Office

