

UNOFFICIAL COPY

H79288

WARRANTY DEED
Illinois Statutory

Mail to:

Law Offices of Jonathan M. Aven, Ltd.
180 N. Michigan Avenue, Suite 2105
Chicago, IL 60601



Doc# 1814529321 Fee \$42.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/25/2018 02:28 PM PG: 1 OF 3

Name & Address of Taxpayer:

Jason and Louise McDonnell
2447 N. Greenview Avenue
Chicago, IL 60614

The GRANTOR, Bil & Cas Builders LLC, an Illinois limited liability company, with its principal place of business located at 11418 Woodglen Lane, Burr Ridge, Illinois, 60527, for and in consideration of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Jason McDonnell and Louise McDonnell, husband and wife, of 3764 N. Clark Street, Unit 3N, Chicago, Illinois, 60013, not as joint tenants, not as tenants in common, BUT AS TENANTS BY THE ENTIRETY, all interest in the following described land in the County of Cook, State of Illinois; to wit:

LOT 42 IN BLOCK 2 IN THE SUBDIVISION OF THE SOUTHEAST ¼ OF THE SOUTHWEST ¼ OF THE SOUTHWEST ¼ OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

P.I.N. 14-29-319-005-0000
C/K/A 2447 N GREENVIEW AVENUE, CHICAGO, ILLINOIS, 60614

Subject to the following: covenants, conditions and restrictions of record, public and utility easements; acts done by or suffered through buyers; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable at the time of closing.

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 forever.

HERITAGE TITLE COMPANY
5849 W LAWRENCE AVE
CHICAGO, IL 60630

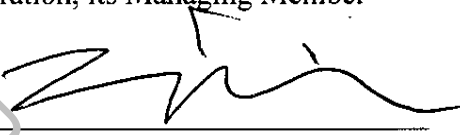
R 3

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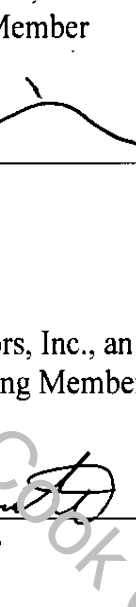
BIL & CAS BUILDERS LLC, an Illinois
limited liability company



Affiants have set their hand to this Affidavit of Title this May 22, 2018.


By: Bilanzic Development Co., an Illinois
Corporation, its Managing Member

By: 
Name: Edmund Bilanzic
Title: President

By: NAC General Contractors, Inc., an Illinois
Corporation, its Managing Member

By: 
Name: Nicholas A. Casciato
Title: President

REAL ESTATE TRANSFER TAX		25-May-2018
	COUNTY:	825.00
	ILLINOIS:	1,650.00
	TOTAL:	2,475.00
14-29-319-005-0000 20180501676565 1-891-417-888		

REAL ESTATE TRANSFER TAX		25-May-2018
	CHICAGO:	12,375.00
	CTA:	4,950.00
	TOTAL:	17,325.00 *
14-29-319-005-0000 20180501676565 1-891-290-400		

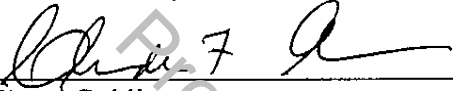
* Total does not include any applicable penalty or interest due.

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State of Illinois)
) ss
County of Cook)

I, the undersigned, a notary public in and for said county, in the State of Illinois, DO HEREBY CERTIFY that Nicholas A. Casciato, 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 his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 22nd day of May, 2018



Notary Public

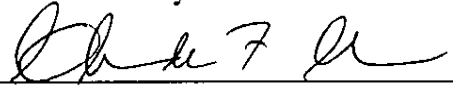
My Commission Expires 12/16 20 19.



State of Illinois)
) ss
County of Cook)

I, the undersigned, a notary public in and for said county, in the State of Illinois, DO HEREBY CERTIFY that Edmund Bilanzic, 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 his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 22nd day of May, 2018



Notary Public

My Commission Expires 12/16 20 19.

