

UNOFFICIAL COPY

Special Warranty Deed LIMITED LIABILITY COMPANY TO INDIVIDUALS

ILLINOIS

Doc#: 1814949185 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/29/2018 01:28 PM Pg: 1 of 3

Dec ID 20180501672388
ST/CO Stamp 1-588-719-904 ST Tax \$375.00 CO Tax \$187.50
City Stamp 0-514-978-080 City Tax: \$3,937.50

Above Space for Recorder's Use Only

THIS AGREEMENT between White Collar Contracting, LLC., a Limited Liability Company created and existing under and by virtue of the laws of the State of and duly authorized to transact business in the State of Illinois, party of the first part, and LeAnna J Quartuccio and Brandon P. Elkins, as Wife and Husband, not as Joint Tenants but as Tenants by the Entirety, of 4940 S. East End Avenue, Chicago, Illinois, 60615, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Manager of said Limited Liability Company, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit: *(see legal description rider attached as page 3 hereto).*

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 thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part LeAnna Quartuccio and Brandon P. Elkins their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner incumbered 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: General taxes for 2017 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number: 20-02-307-024-0000

Address of Real Estate:
4447 S. Ellis Avenue, Chicago Illinois 60653

FIDELITY NATIONAL TITLE

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The date of this deed of conveyance is May 21, 2018.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused has caused its name to be signed these presents by its Manager on the date stated herein.

Name of Limited Liability Company: White Collar Contracting, LLC

[Signature]
By: Manager

State of Florida
County of Pasco

REAL ESTATE TRANSFER TAX		24-May-2018
	CHICAGO:	2,812.50
	CTA:	1,125.00
	TOTAL:	3,937.50 *

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

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that personally known to me to be the Manager of White Collar Contracting, LLC., a 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 severally acknowledged that as such Manager, signed and delivered the said instrument, pursuant to authority given by the Operating Agreement of White Collar Contracting, LLC. 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.



DONNA BARAN
MY COMMISSION # GG 01.111
EXPIRES: August 9, 2020
Bonded Thru Budget Notary Services

(Impress Seal Here)

Given under my hand and official seal.

(My Commission Expires 8/9/2020)



[Signature]
Notary Public

This instrument was prepared by
Michael Masterson
Attorney and Counselor at Law
1626 Forest Road
La Grange Park, IL 60526

Send subsequent tax bills to:
LeAnna Quartuccio
4447 S. Ellis Avenue
Chicago, Illinois 60653

Recorder-mail recorded document to:

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REAL ESTATE TRANSFER TAX		24-May-2018
	COUNTY:	187.50
	ILLINOIS:	375.00
	TOTAL:	562.50

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LEGAL DESCRIPTION RIDER

For the premises commonly known as:

4447 S. Ellis Avenue
Chicago, Illinois 60653

Legal Description: LOT 6 IN SUBDIVISION OF LOTS 16 AND 17 OF BLOCK 2 OF HUTCHINSONS SUBDIVISION OF BLOCK 3 BY EXECUTORS OF E.K. HUBBARD OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 2, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office