

# UNOFFICIAL COPY

400383926 (1/1)

WARRANTY DEED

**GIT**

THE GRANTOR,

ICARUS

INVESTMENT

GROUP, LLC, a

Wyoming limited

liability company, for

and in consideration

of TEN AND

NO/100's DOLLARS

(\$10.00) and other

good and valuable

consideration, in hand

paid,

Doc#: 1815129244 Fee: \$52.00

Karen A. Yarbrough

Cook County Recorder of Deeds

Date: 05/31/2018 11:02 AM Pg: 1 of 3

Dec ID 20180501679987

ST/CO Stamp 2-094-097-696 ST Tax \$57.00 CO Tax \$28.50

City Stamp 1-369-528-608 City Tax: \$598.50

## FOR RECORDER'S USE ONLY

CONVEY AND WARRANT to LORENZO LLC, a Nevada limited liability company, of 6409 Alishia Circle, Las Vegas, Nevada, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit.

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF.

P.I.N.: 20-23-407-031-1010

Grantor, for itself and its successors, further covenants, promises and agrees with Grantee, its heirs and assigns, that it has not done or suffered to be done anything so that the property is or may be in any manner encumbered or charged except as set forth in this Deed; and covenant further that they will warrant and defend the property against all persons lawfully claiming by, through or under them.

Subject to: General real estate taxes not due and payable at the time of Closing; covenants, conditions, and restrictions of record; building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the Real Estate.

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

DATED this 8<sup>th</sup> day of May, 2018.

**SELLER**

ICARUS INVESTMENT GROUP, LLC

By: \_\_\_\_\_


David Pezzola, Manager

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STATE OF Illinois }  
COUNTY OF Cook } .SS

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **David Pezzola**, Manager of Icarus Investment Group, LLC a Wyoming limited liability company, 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 official seal this 8<sup>th</sup> day of May, 2018.



Notary Public



Commission expires: 1/14/2020

Prepared by: Raya D. Bogard, The Bogard Law Firm, LLC, 479 N. Harlem Ave., #617, Oak Park, IL 60301.


Mail subsequent tax bills to: COLEMAN LLC  
6409 ALISHA CIRCLE LAS VEGAS NV  
89130

After recording please mail to: ROBERT M. KNABE  
20 S CLARK # 2301 CHICAGO IL 60630



REAL ESTATE TRANSFER TAX		29-May-2018
	COUNTY:	28.50
	ILLINOIS:	57.00
	TOTAL:	85.50

20-23-407-031-1010 | 20180501679987 | 2-094-097-696

REAL ESTATE TRANSFER TAX		29-May-2018
	CHICAGO:	427.50
	CTA:	171.00
	TOTAL:	598.50 *

20-23-407-031-1010 | 20180501679987 | 1-369-528-608

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

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## EXHIBIT A

### Legal Description

PARCEL 1: UNIT 1464-2N TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COURTYARD AT GRAND CROSSING CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0706609024, AS AMENDED, ~~IN THE~~, OF SECTION 23, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR STORAGE PURPOSES IN AND TO STORAGE SPACE NO. S4, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

PIN: 20-23-407-031-1010

Address: 1464 E. 69<sup>th</sup>, Unit 2N, Chicago, IL 60637

Property of Cook County Clerk's Office