

UNOFFICIAL COPY

Doc# 1817125030 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/20/2018 10:38 AM Pg: 1 of 4

Dec ID 20180601603426
ST/CO Stamp 0-196-141-856 ST Tax \$115.00 CO Tax \$57.50

**WARRANTY DEED
ILLINOIS STATUTORY
LIMITED LIABILITY COMPANY**

THE GRANTOR, VIAMONTE INVESTMENTS GROUP, LLC, a limited liability company created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the state of Illinois, 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 Members of said limited liability company, CONVEY(S) and WARRANT(S) to PAUL WALKER, _____ of _____, Illinois of the County of Cook, 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 2017 and subsequent years including taxes which may accrue by reason of new or additional improvements during the year(s), Building lines and easements, if any, Restrictions and Any other Matters of Record.

Permanent Real Estate Index Number(s): 29-36-115-001-0000

Address(es) of Real Estate: 17735 Clyde Avenue
Lansing, IL 60438

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 Authorized Signatory, this:

18th day of June, 2018.

Viamonte Investments Group, LLC F/K/A Viamonte Realty, LLC

By: _____

Its Manager: Oscar Perretta

REAL ESTATE TRANSFER TAX

18-Jun-2018



COUNTY:	57.50
ILLINOIS:	115.00
TOTAL:	172.50

29-36-115-001-0000

20180601603426 | 0-196-141-856

FIDELITY NATIONAL TITLE

0C18008782

1 of 2

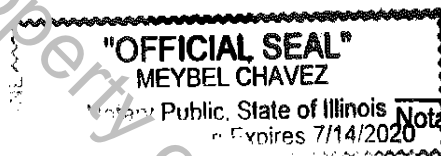
Warranty Deed - LLC

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STATE OF ILLINOIS, COUNTY OF COOK SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Oscar Perretta is personally known to me to be the Manager of Viamonte Investments Group, 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 Authorized Signatory signed delivered the said instrument, pursuant to authority given by the Authorized Member(s) 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 this 18th day of June, 2018.



[Signature]
Notary Public

Prepared by:
Cristina Garcia
Attorney At Law
P.O. Box 5011
Lansing, IL 60438

Mail to:
Paul Walker
17735 Clyde Avenue
Lansing, IL 60438

Name and Address of Taxpayer:
Paul Walker
17735 Clyde Avenue
Lansing, IL 60438

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Exhibit "A" – Legal Description

LOT 28 IN THE SUBDIVISION OF THAT PART LYING SOUTH OF THE SOUTHERLY RIGHT OF WAY OF LINE OF THE CHICAGO GRAND TRUNK RAILROAD COMPANY OF PARK RIDGE, A SUBDIVISION OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 36, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH ALL THESE PARTS OF VACATED STREETS AND ALLEYS LYING THEREIN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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Village of Lansing

Patricia Eidam
Mayor



Office of the Treasurer

Arlette Frye
Treasurer

June 14, 2018

Viamonte Investments Group, LLC
PO Box 5140
Lansing, IL 60438

Re: 17735 Clyde Ave PIN 29-36-115-001-0000

A Certificate of Payment is not required by the Village of Lansing for the above listed property due to the fact that this property is located outside city limits for the Village of Lansing. To our knowledge, there is no outstanding debt, liens or violations for this property.

Arlette Frye
Village of Lansing
3141 Ridge Road
Lansing, IL 60438
708-895-7205
afrye@villageoflansing.org