

# UNOFFICIAL COPY

1821633

## WARRANTY DEED

WHEN RECORDED MAIL TO:

Calvin Boyd  
Boyd Law LLC  
55 E. Monroe Street #3800  
Chicago, Illinois 60603

SEND TAX BILLS TO:

Alvie Bender  
427 S. Elmwood Ave #2  
Oak Park, Illinois 60302

Doc#. 1908815010 Fee: \$52.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 03/29/2019 11:44 AM Pg: 1 of 3

Dec ID 20190301624892  
ST/CO Stamp 1-872-887-200 ST Tax \$110.00 CO Tax \$55.00

Above Space for Recorder's Use Only

The GRANTOR, NewNett I LLC, an Illinois Limited Liability Company, for and in consideration of TEN DOLLARS (\$10.00) and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby CONVEY and WARRANT unto the GRANTEE, Alvie Bender, a single person, the following described real estate situated in the County of Cook, State of Illinois, to-wit:

See attached Exhibit -A-

Property Address: ~~425-427~~ S. Elmwood Ave #2, Oak Park, IL 60302

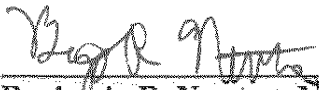
Permanent Index Number: 16-07-422-032-1007

**PRAIRIE TITLE**  
6821 W. NORTH AVE.  
OAK PARK, IL 60302

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

THIS IS NOT A HOMESTEAD PROPERTY:

IN WITNESS WHEREOF, the GRANTOR, Benjamin R. Newton, Managing Member, NewNett I LLC, has caused his name to be signed to this instrument, dated this 28<sup>th</sup> of March, 2019.



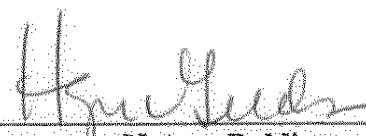
Benjamin R. Newton, Managing Member, NewNett I LLC

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
                                  ) SS  
COUNTY OF COOK )

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY that, **Benjamin R. Newton, Managing Member, NewNett I LLC**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me in person and acknowledged that he signed and delivered the same instrument as his free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 26 day of March, 2019.

  
\_\_\_\_\_  
Notary Public



My commission expires: 7/20/22

REAL ESTATE TRANSFER TAX		29-Mar-2019
COUNTY:	ILLINOIS	55.00
		110.00
	TOTAL	165.00

16-07-422-032-1007 | 20190301624892 | 1-877-887-200

OFFICIAL SEAL  
HOPE GELDES  
Notary Public - State of Illinois  
My Commission Expires 7/20/2022

**Real Estate Transfer Tax**  
**\$880.00**

4114

THIS INSTRUMENT WAS PREPARED BY:  
Hope F. Geldes  
Geldes Law, Ltd.  
1922 Home Ave.  
Berwyn, Illinois 60402

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## LEGAL DESCRIPTION

### PARCEL ONE:

UNIT 427-2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 425-427 ELMWOOD CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AUGUST 21, 2003 AS DOCUMENT NO. 0323332160, IN THE SOUTHEAST QUARTER OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

### PARCEL TWO:

THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENT KNOW AS PARKING SPACE P-6S, AS DELINEATED ON THE DECLARATION, AFORESAID.

COMMONLY KNOWN AS: 425-427 S. Elmwood Ave #2, Oak Park, IL 60302  
PERMANENT INDEX NUMBER: 16-07-422-032-1007

Property of Cook County Clerk's Office