

UNOFFICIAL COPY

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WARRANTY DEED
GENERAL
AP
192

Doc#: 1917546197 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 06/24/2019 10:50 AM Pg: 1 of 2

Dec ID 20190601603856
ST/CO Stamp 0-328-085-600 ST Tax \$200.00 CO Tax \$100.00
City Stamp 0-099-504-224 City Tax: \$2,100.00

THE GRANTOR(S),
NILES CONSTRUCTION, LLC, for and in consideration of Ten Dollars (\$10.00), pursuant to the authority given by the Members of said limited liability company, does hereby WARRANT and CONVEY to **Caecilia Hubbard, William Hubbard** of **Chicago, IL** the following described real estate situated in the County of Cook in the State of Illinois, to wit: **as joint tenants, & not as tenants in common**

Lot 42 (except the South 8.33 feet thereof), and Lot 43 (except the North 8.33 feet thereof) in Block 4 in Simon J. Morand's Resubdivision of the East 1/2 of the West 1/2 of the Northwest 1/4 of the Northeast 1/4 and the Northwest 1/4 of the Southwest 1/4 of the Northeast 1/4 of Section 1, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

And the Grantor(s), for itself, and its successors, does covenant, promise and agree, to and with the Grantee, its successors 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 encumbered 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 the following:

SUBJECT TO: 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, and general real estate taxes not due and payable at the time of closing.

Permanent Real Estate Index Number(s): **25-01-216-057-0000**

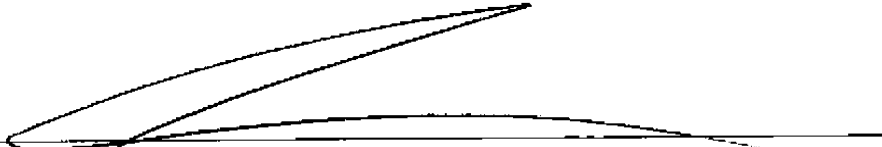
Address of Real Estate: **8915 S. Jeffery Blvd., Chicago, IL 60617**

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

In witness whereof, said Grantor has caused its seal to be hereto affixed, and has caused its name to be signed to these presents by its Manager, this 8 day of May, 2019.

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NILES CONTRUCTION, LLC
By Niles Property Group LLC

By 
Shlomo Drebin, its Manager

State of New Jersey)
County of Bergen)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Shlomo Drebin**, personally known to me to be the Manager of **NILES PROPERTY GROUP LLC** as sole member of the **NILES CONSTRUCTION, LLC** and personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day and acknowledged that as such Manager she signed and delivered the said instrument and caused the seal of said limited liability company to be affixed thereto, pursuant to authority given by the sole Member of said limited liability company, as her 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 8 day of May, 2019

 (Notary Public)

MALKA FISCHMAN
NOTARY PUBLIC
STATE OF NEW JERSEY
ID # 50047678
MY COMMISSION EXPIRES OCT. 13, 2021

Prepared By: Segel Law Group, Inc., 1827 Walden Office Square, Suite 450, Schaumburg IL 60173

Mail To:
Wayne Peters
1204 W. Chase
Chicago, IL 60620

Name and Address of Taxpayer/Address of Property:
Caecilia Hubbard 8915 S. Jeffery Blvd., Chicago, IL
60617