

# UNOFFICIAL COPY



Chicago Title Insurance Company

## WARRANTY DEED ILLINOIS STATUTORY

19007652SL-BM



*[Handwritten signature]*

Doc#: 1919946228 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 07/18/2019 11:18 AM Pg: 1 of 2

Dec ID 20190701630111  
ST/CO Stamp 1-292-728-416 ST Tax \$668.00 CO Tax \$334.00  
City Stamp 0-751-379-552 City Tax: \$7,014.00

THE GRANTOR, BCL-3541 N. Claremont LLC an Illinois Limited Liability Company created and existed under the virtue of the laws of the State of Delaware and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, CONVEYS and WARRANTS to Darko Tesanovic

(GRANTEE'S ADDRESS) 2605 South Indiana Avenue Chicago, Illinois

of the County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 47 IN SHELDON'S ESTATE SUBDIVISION OF BLOCK 32 OF EXECUTOR'S OF W. E. JONES SUBDIVISION IN SECTION 19, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**SUBJECT 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.

Permanent Real Estate Index Number(s): 14-19-301-010-0000  
Address(es) of Real Estate: 3541 N. Claremont Avenue, Chicago Illinois 60618

In Witness Whereof, the undersigned has made, executed, and delivered this deed as of this 15 Day of July 2019.

BCL-3541 N. Claremont LLC

By *[Signature]*  
Rob Wilbur- Authorized Agent on Behalf of BCL-3541 N. Claremont LLC

REAL ESTATE TRANSFER TAX		16-Jul-2019	
	COUNTY:		334.00
	ILLINOIS:		668.00
	TOTAL:		1,002.00
14-19-301-010-0000   20190701630111   1-292-728-416			

REAL ESTATE TRANSFER TAX		16-Jul-2019	
	CHICAGO:		5,010.00
	CTA:		2,004.00
	TOTAL:		7,014.00
14-19-301-010-0000   20190701630111   0-751-379-552			

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

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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 Rob Wilbur personally known to me to be the Authorized Agent on Behalf of BCL-3541 N. Claremont 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 acknowledged that he signed, sealed and delivered this instrument as his free and voluntary act, for the use and purposes therein set forth.

Given under my hand and official seal, this 15 day of JULY 2019



Rina Hozic (Notary Public)

Prepared By: Barnett Capital, 450 SHELVE Blvd, Ste 604, Northbrook, IL 60062

**Mail To:**

~~Monty Boatright~~  
Attorney at Law  
4653 N. Milwaukee Avenue  
~~Chicago Illinois 60630~~

Darko Tesanovic  
2800 W Logan Blvd  
Chicago, IL 60612

**Name & Address of Taxpayer:**

Darko Tesanovic  
2605 South Indiana Avenue  
Chicago, Illinois

Property of Cook County Clerk's Office