

# UNOFFICIAL COPY

**WARRANTY DEED**  
ILLINOIS STATUTORY  
(Illinois limited liability  
company to Individual)

**Mail To:**

Peter A. Johnson, Esq.  
11 E. Hubbard St.  
Suite 702  
Chicago, IL 60611

**Send Subsequent Tax  
Bills To:**

A. Hess & M. Hendler  
6236 W. Norwood St.  
Chicago, IL 60640

Doc#: 1920522082 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 07/24/2019 11:11 AM Pg: 1 of 3

Dec ID 20190701633640  
ST/CO Stamp 1-300-706-400 ST Tax \$425.50 CO Tax \$212.75  
City Stamp 0-246-559-840 City Tax: \$4,467.75

RECORDER'S STAMP

THE GRANTOR, MINNA PROPERTIES, LLC, an Illinois limited liability company, for and in consideration of Ten and no/100 DOLLARS, and other valuable consideration in hand paid,

CONVEYS and WARRANTS to Andrew Hess and Melissa Hendler of Chicago, Illinois, as joint tenants, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

See Attached Exhibit "A"

SUBJECT TO: Conditions, covenants and restrictions of record; public and utility easements; acts done by or suffered through Buyer; general real estate taxes for 2019 and subsequent years; hereby releasing and waiving all rights under by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Index Number: 13-05-123-017-0000

Property Address: 6236 W. Norwood St, Chicago, Illinois 60640

**SIGNATURE PAGE FOLLOWS**

**FIDELITY NATIONAL TITLE**

GC19017910

1 of 2

# UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX		22-Jul-2019
COUNTY:		212.75
ILLINOIS:		425.50
TOTAL:		638.25

13-05-123-017-0000 | 20190701633640 | 1-300-706-400

Dated this 22<sup>nd</sup> day of July, 2019.

MINNA PROPERTIES, LLC, an Illinois limited liability company

By: Minna Strick  
Minna Strick, Sole Member/Manager

REAL ESTATE TRANSFER TAX		22-Jul-2019
CHICAGO:		3,191.25
CTA:		1,276.50
TOTAL:		4,467.75 *

13-05-123-017-0000 | 20190701633640 | 0-246-559-840

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

STATE OF IL )  
  )SS  
COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Minna Strick, as Sole Member/Manager of MINNA PROPERTIES, LLC, an Illinois limited liability company, is 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/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

Subscribed and sworn to before me this 22 day of July, 2019.



[Signature]  
Notary Public

My Commission Expires: \_\_\_\_\_

This instrument was prepared by:

Randall Boyer, Esq., 3223 Lake Avenue, Suite 15C-303, Wilmette, IL 60091  
(Name and Address)

**MAIL TO:**

Peter A. Johnson, Esq.  
11 E. Hubbard St.  
Suite 702  
Chicago, IL 60611

**SEND SUBSEQUENT TAX BILLS TO:**

A. Hess & M. Hendler  
6236 W. Norwood St.  
Chicago, IL 60640

# UNOFFICIAL COPY

## EXHIBIT A

Order No.: SC19017910

For APN/Parcel ID(s): 13-05-123-017-0000

For Tax Map ID(s): 13-05-123-017-0000

---

LOT 35 IN BLOCK 1 IN ANTON J. SCHMID'S SUBDIVISION OF THE SOUTHEAST 10 ACRES OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 5, TOWNSHIP 40 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE TRACT OF LAND DESCRIBED AS FOLLOWS: BEGINNING AT A POINT IN THE CENTER LINE OF PETERSON AVENUE 1.65 CHAINS EAST OF THE SOUTHWEST CORNER OF THE NORTHWEST FRACTIONAL 1/4 OF SECTION 5, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, THENCE RUNNING EAST ALONG SAID CENTER LINE OF PETERSON AVENUE 754.09 FEET; THENCE NORTH 159.01 FEET; THENCE NORTHWESTERLY AT AN ANGLE OF 145 DEGREES 12 MINUTES 288.66 FEET TO A POINT IN THE CENTER LINE OF HOLBROOK STREET, THENCE SOUTHWESTERLY ALONG THE CENTER LINE OF HOLBROOK STREET 710.06 FEET TO THE PLACE OF BEGINNING) IN COOK COUNTY, ILLINOIS ACCORDING TO PLAT RECORDED MAY 14, 1915 AS DOCUMENT 5633435 IN BOOK 138 OF PLATS PAGE 27 IN COOK COUNTY, ILLINOIS.

Cook County Clerk's Office