

175107856AK 1/12
UNOFFICIAL COPY

**SPECIAL WARRANTY
DEED
(LLC to Individual)
(Illinois)**

Doc#: 1922449014 Fee: \$98.00

Edward M. Moody
Cook County Recorder of Deeds
Date: 08/12/2019 08:47 AM Pg: 1 of 3

Dec ID 20190801651955
ST/CO Stamp 2-050-874-464 ST Tax \$295.00 CO Tax \$147.50
City Stamp 0-937-237-600 City Tax: \$3,097.50

THIS AGREEMENT, made
this 5 day of AUGUST
2019, between **GREEN
PROPERTY
ACQUISITIONS, LLC** a
party of the first part, and **LEO
TOUSSAINT** party of the
second part, WITNESSETH,
that the party of the first part,
for and in consideration of Ten
Dollars and other good and
valuable consideration the
receipt of which is hereby
acknowledged in hand paid by
the party of the second part, the
receipt whereof is hereby
acknowledged, and pursuant to
authority of the Board of

Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN and
CONVEY unto the party of the second part, and to his/her/their heirs and assigns, FOREVER,
all the following described real estate, situated in the County of COOK and State of Illinois
known and described as follows, to wit:

LOT 14 IN BLOCK 3 IN 79TH STREET ADDITION TO CHEL TENHAM BEACH, A
SUBDIVISION OF PART OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 31,
TOWNSHIP 38 NORTH, RANGE 15 EAST OF THE THIRD PRINCIPAL MERIDIAN,
LYING NORTHEASTERLY OF THE RIGHT OF WAY OF THE BALTIMORE AND OHIO
RAILROAD COMPANY, IN COOK COUNTY, ILLINOIS..

Permanent Real Estate Index Number: 21-31-101-019-1001; 21-31-101-019-1002; 21-31-101-
019-1003; 21-31-101-021-0000

Address of Real Estate: 7921 South Phillips, Chicago, IL 60617

TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto
the party of the second part, his/her/their heirs and assigns forever. And the party of the first
part, for itself, and its successors, does covenant, promise and agree, to and with the party of the
second part, his/her/their heirs 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:

General real estate taxes for the year 2019 and subsequent Years, Covenants, conditions and
restrictions of record, public and utility easements, all special governmental taxes or assessments
confirmed or unconfirmed, existing leases and tenancies, hereby releasing and waiving all rights

UNOFFICIAL COPY

under and by virtue of the Homestead Exemption Laws of the State of Illinois to have and to hold said premises forever

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its authorized signatories, the day and year first above written.

Dated this 5 day of August 2019

GREEN PROPERTY ACQUISITIONS, LLC


BY: PAUL SLANKAMENAC, IT'S MANAGER

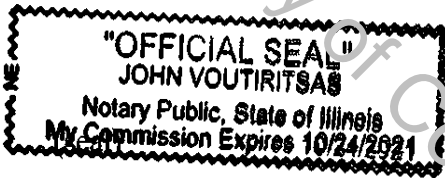
Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, **PAUL SLANKAMENAC**, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notary seal, this 5 day of August, 2019



[Signature]
Notary Public

My commission expires _____

Prepared By:

John J. Voutiritsas
8770 W BRYN MAWR, SUITE 1300
CHICAGO, IL 60631

Send subsequent tax bills to:

Go TOUSSAINT
2316 Oak Ridge Ave
Hillside, IL 60142

MAIL TO:



Property of Cook County Clerk's Office