

UNOFFICIAL COPY

WARRANTY DEED Statutory (ILLINOIS) (L.L.C. to Individual)

Doc#: 1925408541 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 09/11/2019 01:29 PM Pg: 1 of 2

Dec ID 20190701627909
ST/CO Stamp 1-288-729-184 ST Tax \$73.00 CO Tax \$36.50
City Stamp 0-384-010-848 City Tax: \$766.50

SC19006563

THE GRANTOR, R.M.K. PROPERTIES LLC, of 1860 Winchester Ct., Oswego, Illinois, a limited liability company created and existing under and by virtue of the laws of the State of Illinois, and duly authorized to transact business in the State of Illinois, for and in consideration of the sum of Ten and No/100ths---(\$10.00)---

Above Space for Recorder's use only

Dollars, and other good and valuable considerations in hand paid, and pursuant to authority given by the authorized Member(s) of said limited liability company, CONVEYS and WARRANTS to:

MARK BENEKE

3910 E. Belmont Ave., Fresno, CA 93702-2202

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

LOT 16 IN BLOCK 2 IN NORTH SHELDON HEIGHTS FIRST ADDITION, BEING A SUBDIVISION OF LOT 1 (EX THE EAST 138 FEET AND EXCEPT THE NORTH 1/2 OF THE WEST 293 FEET THEREOF) AND OF LOT 4 (EXCEPT THE WEST 914.9 FEET OF THE SOUTH 141 FEET THEREOF) ALL IN SUBDIVISION OF LOTS 59 AND 62 IN SUBDIVISION OF SECTION 16, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

FIDELITY NATIONAL TITLE

HT

SUBJECT TO: any existing lease (including any automatic renewal), comprehensive land use plans, zoning, restrictions, prohibitions and other requirements imposed by any governmental authority; restrictions and matters appearing on the plat or otherwise recorded in the public records; outstanding oil, gas, water and mineral rights of record without surface right of entry; unplatted public utility easements of record; all matters of record, payable but not delinquent taxes for year of closing, and other similar or customary encumbrances, encumbrances that will be released on or before closing and those items shown in the title evidence approved or deemed approved by buyers.

Permanent Real Estate Index Number: 25-16-326-015-0000

Address of Real Estate: 11004 S. Normal Ave., Chicago, IL 60628-4028

In Witness Whereof, said Grantor has caused its name to be signed to these presents by its Manager, this 16 day of July, 20 19.

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REAL ESTATE TRANSFER TAX		09-Sep-2019
CHICAGO:		547.50
CTA:		219.00
TOTAL:		766.50 *

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

REAL ESTATE TRANSFER TAX		09-Sep-2019
COUNTY:		36.50
ILLINOIS:		73.00
TOTAL:		109.50

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R.M.K. PROPERTIES LLC, an
Illinois Limited Liability Company
(Name of Corporation)

By:
 Aman Ghafoor, Manager

State of Illinois)
) SS
 County of DePage)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that AMAN GHAFLOOR, personally known to me to be the Manager of R.M.K. PROPERTIES LLC, an Illinois Limited Liability Company, and 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 as such Manager, they signed and delivered the said instrument, pursuant to the authority given by the authorized Member(s) of said LLC, as their 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 11th day of July, 2019.



Notary Public

My Commission expires _____, 20____

This instrument was prepared by: Attorney Jeffrey A. Jones
 JONES & JONES, Attorneys at Law, 138th E. Gartner Rd.,
 Naperville, IL 60540-8220, Phone: (630) 579-1354

MAIL TO:
Mark Beneke
 (Name)
3910 E Belmont Ave
 (Address)
Fresno CA 93702
 (City, State and Zip)

SEND SUBSEQUENT TAX BILLS TO:
Mark Beneke
 (Name)
3910 E. Belmont Ave.
 (Address)
Fresno, CA 93702-2202
 (City, State and Zip)

OR RECORDER'S OFFICE BOX NO. _____