

UNOFFICIAL COPY

WARRANTY DEED Tenants in Common



Doc# 1931013014 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/06/2019 09:40 AM PG: 1 OF 2

THE GRANTOR, 1201 BARNSDALE LLC, a Delaware Limited Liability Company ("Grantor"), of 11 S. La Grange Road, Unit 202, La Grange, Illinois 60525, County of Cook, State of Illinois, for and in consideration of Ten and 00/100s Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to J.E.R.P., LLC, an Illinois Limited Liability Company, of 4830 W. Butterfield Road, Hillside, Illinois 60162, as to an undivided Seventy-Five Percent (75%) interest, and to 1201 BARNSDALE LLC, a Delaware Limited Liability Company, of 11 S. La Grange Road, Unit 202, La Grange, Illinois 60525, as to an undivided Twenty-Five Percent (25%) interest, as Tenants In Common, for the real estate that is legally described as:

THAT PART OF (EXCEPT THE NORTH 317 FEET AND EXCEPT THE WEST 30 FEET) OF THE NORTH 1/2 OF THE WEST 30 RODS OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 28, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN AND THAT PART OF THE NORTH 33 FEET OF THE WEST 30 RODS (EXCEPT THE WEST 30 FEET THEREOF) OF THE SOUTH 1/2 OF THE SOUTH 1/2 OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SAID SECTION 28, LYING WEST OF AND ADJOINING THE WEST LINE OF THE INDIANA HARBOR BELT RAILROAD, IN COOK COUNTY, ILLINOIS.

Common Address of the Real Estate: 1201 N. Barnsdale Road, LaGrange Park, Illinois 60526

Permanent Real Estate Index Number for the Real Estate: 15-28-405-019-0000

SUBJECT TO: General real estate taxes for 2019 and subsequent years; covenants, conditions and restrictions of record; building lines and easements, if any.

The real estate being conveyed is Non-Homestead property.

In Witness Whereof, the Grantor executes this Warranty Deed on September 27, 2019.

1201 Barnsdale LLC,
a Delaware Limited Liability Company

By: Denis Sullivan Its: Manager

19106465 1/1
Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

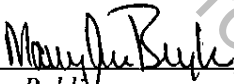
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STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY that DENIS SULLIVAN, not individually, but as Manager of 1201 BARNSDALE LLC, a Delaware Limited Liability Company, 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 Grantor signed, sealed and delivered the said instrument as Grantor's free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal on
September 27, 2019





Notary Public



Prepared by:
Fornaro Law
1022 S. La Grange Road
La Grange, Illinois 60525

Mail to:
Fornaro Law
1022 S. La Grange Road
La Grange, Illinois 60525

Name and Address of Taxpayer:
1201 Barnsdale LLC
11 S. La Grange Road, Unit 202
La Grange, Illinois 60525

REAL ESTATE TRANSFER TAX		29-Oct-2019
		COUNTY: 468.75
		ILLINOIS: 937.50
		TOTAL: 1,406.25
15-28-405-019-0000 20190901503382 0-437-731-680		

Property of Cook County Clerk's Office