

# UNOFFICIAL COPY

Doc#. 1935146054 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/17/2019 10:28 AM Pg: 1 of 2

File nr: AT191014 1/2  
**After recording mail to:**  
**Altima Title, LLC.**  
**6444 N. Milwaukee Ave.**  
**Chicago, IL 60631**  
**Ph. 312-651-6070**

Dec ID 20191201666299  
ST/CO Stamp 0-643-327-328 ST Tax \$205.00 CO Tax \$102.50  
City Stamp 1-763-579-232 City Tax: \$2,152.50

## WARRANTY DEED

THE GRANTOR, KKS1 LLC, an Illinois Limited Liability Company, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to Mautrice Beecham, of City of Chicago, County of Cook, State of Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*an unmarried woman*

LOT 4 IN RISSMAN'S RESUBDIVISION OF LOTS 25, 26, 27, 28 AND 29 AND THE WEST 21 FEET OF LOT 30 IN BLOCK 3 IN D. GOODWIN'S SUBDIVISION OF THE NORTHWEST QUARTER OF THE NORTHEAST QUARTER OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Property Address: 3546 W 13TH PL CHICAGO, IL 60623  
Parcel ID Number: 16-23-202-023-0000

SUBJECT TO: Covenants, conditions, and restrictions of record and General real estate taxes for the years "2019" and subsequent tax years

**THIS IS NOT A HOMESTEAD PROPERTY.**

Dated this December 10, 2019.



KKS1 LLC

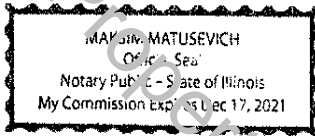
Through its Managing Member:  
Karishma Mehta

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STATE OF IL )  
COUNTY OF Cook ) SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Karishma Mehta, Managing Member of KKS1, 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 they signed, sealed and delivered the said instrument as their free and voluntary act.

Given under my hand and official seal, this December 10, 2019.



[Signature]  
(Notary Public)

**Prepared by:**  
Raj P. Sanghvi  
Sanghvi Law Group  
29 E Madison # 1000  
Chicago, IL 60602

**Mail To:**  
Caputo ; Popovic  
17730 Oak Park  
Unit B  
Tinley Park IL 60477

**Name and Address of Taxpayer:**  
Maurice Beecham  
3546 W. 13<sup>th</sup> PL  
Chicago, IL 60623

PROPERTY OF COOK COUNTY CLERK'S OFFICE