

UNOFFICIAL COPY

Doc#. 2001646325 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/16/2020 12:42 PM Pg: 1 of 2

Dec ID 20191201673924
ST/CO Stamp 0-846-394-720 ST Tax \$317.00 CO Tax \$158.50
City Stamp 1-339-241-824 City Tax: \$3,328.50

Warranty Deed

1 of 2 P09-58097

THE GRANTOR, **THE WALNUT**, a series of **QUINN PROPERTIES LLC**, an Illinois limited liability company, 1309 N. Wells, Unit 906, Chicago, IL 60610, for and in consideration of Ten (\$10.00) Dollars, and other good and valuable consideration in hand paid, **CONVEYS AND WARRANTS** to **BRANDON HOOD**, A Single Man (marital status), 1500 W. Grand Avenue, Unit 4E, Chicago, IL 60642, the following described Real Estate situated in the County of Cook and the State of Illinois, to wit:

The Grantor/s hereby specifically release any and all homestead rights to the subject property that may exist.

SUBJECT TO: General taxes for 2019 and subsequent years; Covenants, conditions and restrictions of record, if any;

(See legal description on reverse side)

Permanent Real Estate Index Number: 16-12-309-020-0000

**Address of Real Estate: 3024 W. Walnut Street,
Chicago, Illinois 60612**

In Witness Whereof, said Grantors have caused their names to be signed to these presents on this 19 day of December, 2019.

THE WALNUT, A SERIES OF QUINN PROPERTIES LLC,
an Illinois limited liability company:

By: Patrick Santry
Its: **PATRICK SANTRY - Manager**

This Deed was prepared by: Slobodan Pavlovich PAVLOVICH LAW, L.L.C., 2900 W. Irving Park, Suite 1, Chicago, Illinois 60618 (773.961.7877)

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State of Illinois)
County of Cook)

I, the undersigned, a Notary Public in and for said County/Country, in the State aforesaid, DO HEREBY CERTIFY that Patrick Santry, personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he/she/they signed and delivered the said instrument as his/her/their own free and voluntary act, for the uses and purposes therein set forth.



Notary Public



Given under my hand and official seal, this 19 day of December, 2019.

AFTER RECORDING RETURN TO:

Scape

SEND SUBSEQUENT TAX BILLS TO:

Brandon Hood
3024 W. Walnut
Chicago IL 60612

Return To:
Proper Title, LLC
1530 E. Dundee Rd. Ste. 250
Palatine, IL 60074

LEGAL DESCRIPTION:

Lot 4 in the resubdivision of Lots 28 to 34 inclusive of the subdivision of Block 9 in Lee and other's subdivision of the Southwest 1/4 of Section 12, Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Commonly known as: 3024 W. Walnut Street, Chicago, IL 60612

PIN: 16-12-309-020-0000

Slobodan Pavlovich
This Deed was prepared by: PAVLOVICH LAW, L.L.C., 2900 W. Irving Park, Suite 1, Chicago, Illinois 60618 (773.961.7877)