

UNOFFICIAL COPY

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WARRANTY DEED LLC to Individual

Doc#: 2002806058 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/28/2020 11:53 AM Pg: 1 of 2

Dec ID 20200101687271
ST/CO Stamp 1-852-433-248 ST Tax \$285.00 CO Tax \$142.50
City Stamp 1-241-729-888 City Tax: \$2,992.50

This agreement, made this 20th day of January, 2020, between **PARKLAND IV LLC** 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, party of the first part, and **David James Johnston**, c/o 2824 N. Sheffield Avenue, Chicago, IL 60657.

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party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Member/Manager of said LLC, by these presents does REMISE, RELEASE, ALIEN AND **CONVEY AND WARRANT** unto the party of the second part, and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated and described as follows, to wit

LOT 25 IN BLOCK 1 IN MILLARD AND DECKER'S ADDITION TO CHICAGO, A SUBDIVISION OF THAT PART OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 23, TOWNSHIP 39 NORTH, RANGE 13, LYING SOUTH OF OGDEN AVENUE LYING EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 2159 S. Millard Ave., Chicago, IL 60623

PIN: 16-23-327-021-0000

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2020 and subsequent years.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, tide, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: 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.

