

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
LIMITED LIABILITY COMPANY

Doc#: 2009203040 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 04/01/2020 09:18 AM Pg: 1 of 2

Dec ID 20200301641098
ST/CO Stamp 1-979-818-208 ST Tax \$175.00 CO Tax \$87.50
City Stamp 0-507-273-440 City Tax: \$1,837.50

FIRST AMERICAN TITLE
FILE # 3015477

Preparer File: 32042.058
FATIC No.: 3015477

THE GRANTOR, PLAN Real Estate, LLC, a limited liability company created and existing under and by virtue of the laws of the State of Wyoming and duly authorized to transact business in the state of Illinois, for and in consideration of \$10.00, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Managers of said limited liability company, CONVEYS and WARRANTS to **Nadine Dillanado and Nicole Nolen-Patrick**, as joint tenants, of Chicago, Cook County, Illinois, of the County of Cook, the following described Real Estate situated in the County of COOK in the State of IL, to wit:

LOTS 38 AND 39 IN BLOCK 6 IN WILLIAM R. KERR'S SUBDIVISION OF THE NORTH HALF OF THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 29, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

Common address: 12034 S Laflin St, Chicago, IL 60643
PIN: 25-29-103-035-0000 (Vol. 471)
25-29-103-034-0000

SUBJECT TO: General real estate taxes not due and payable at the time of closing, covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

Grantor, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises hereby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under the grantor.



First American
Title Insurance Company

Special Warranty Deed - LLC

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In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Manager, this:

17th day of March, 2020.

PLAN Real Estate, LLC


By: 
Nicole Alfred Napper, Manager

STATE OF ILLINOIS, COUNTY OF COOK) SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Nicole Alfred Napper, personally known to me to be a Manager of the PLAN Real Estate, LLC, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Manager she signed and delivered the said instrument, pursuant to authority given by the Managers of said limited liability company, as her 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 17th day of March, 2020.




Notary Public

Prepared by:
The Hull Law Group LLC
Attn: Paul G. Hull
71 South Wacker Drive, Suite 2760
Chicago, IL 60606

Mail to:

David S. Rodriguez
161 W. Clark St Ste 1600
Chicago IL 60601-3338

Name and Address of Taxpayer:

Nadine Villaneda
12029 S. Laflin St.
Chicago IL 60643

