

# UNOFFICIAL COPY

Doc#: 2020333069 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 07/21/2020 10:32 AM Pg: 1 of 3

Dec ID 20200501673121

ST/CO Stamp 0-700-912-864 ST Tax \$1,080.00 CO Tax \$540.00

## WARRANTY DEED (Illinois)

744914 2/3  
THIS DEED is made as of the 10<sup>th</sup> day of  
April, 2020, by and between

PRISTINE HOLDINGS, LLC

("Grantor," whether one or more),

and

JAMES J. SANDERS AND CARRIE B.  
SANDERS, HUSBAND AND WIFE  
NOT AS TENANTS IN COMMON OR JOINT  
TENANTS, BUT AS TENANTS BY THE  
ENTIRETY  
1257 Ridge Road, Wilmette, IL 60091

("Grantee," whether one or more).

Citywide Title Corporation  
850 W Jackson Blvd., Ste. 320  
Chicago, IL 60607

WITNESSETH, that the Grantor, for and in consideration of the sum of Ten Dollars and 00/100 (\$10.00), in hand paid by the Grantee, the receipt whereof is hereby acknowledged, does WARRANT, COVENANT, AND CONVEY unto the Grantee, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

LOTS 32 AND 33 IN BLOCK 2 IN L. NATHAN'S SUBDIVISION OF LOT 4 IN LAURERMANN'S SUBDIVISION OF TH SOUTH 100 ACRES OF THE SOUTH WEST 1/4 OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; ALSO THE EIGHT FOOT VACATED ALLEY LYING NORTH AND ADJOINING LOTS 32 AND 33 IN BLOCK 2 IN L. NATHAN'S SUBDIVISION OF LOT 4 IN LAURERMANN'S SUBDIVISION OF THE SOUTH 100 ACRES OF THE SOUTH WEST 1/4 OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 05-28-308-037-0000 (VOL: 104)

COMMONLY KNOWN AS: 2014 ELMWOOD AVE., WILMETTE, IL 60091

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainder, rents issues and profits hereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, 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 Grantee, his heirs and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise and agree, to and with the Grantee, his heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited; and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: Covenants, conditions, restrictions of record, public and utility easements, provided that such

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exceptions do not impair Purchaser's intended use of the Unit of residential purposes, and general real estate taxes for the year 2019 and subsequent years.

IN WITNESS WHEREOF, said Grantor has caused its signature to be hereto affixed, and has caused its name to be signed to these presents, this 10th day of April, 2020.



PRISTINE HOLDINGS, LLC by  
BRADLEY DUMES, MANAGER

Prepared by: Rosenthal Law Group, LLC, 3700 W Devon Ave, Suite E, Lincolnwood, IL 60712

MAIL DEED TO: Patricia Pascual, 5716 W. Lawrence Ave, Chicago IL 60630.

SEND SUBSEQUENT TAX BILLS TO: JAMES J. SANDERS AND CARRIE B. SANDERS  
2014 ELMWOOD AVE., WILMETTE, IL 60091

OR

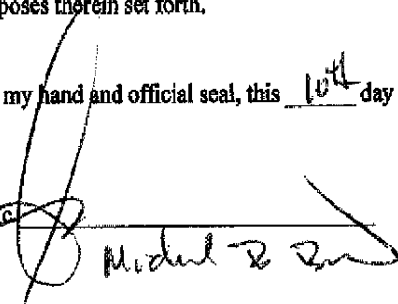
RECORDER'S OFFICE BOX NO. \_\_\_\_\_

STATE OF IL }  
COUNTY OF Cook } SS

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that BRADLEY DUMES FOR PRISTINE HOLDINGS, LLC, is personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 10th day of April, 2020.

Notary Public



My Commission Expires: 06-03-20



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**Name of Buyer:**  
**JAMES SANDERS**  
**CARRIE SANDERS**

**Real Estate Transfer Tax**  
**\$3,240.00**

**Property Address:**  
 2014 Elmwood  
 Wilmette, IL 60091

**Issue Date**     4/23/2020

**Revenue Stamps:**

Village of Wilmette	\$1,000.00	Qty	3	=	\$3,000.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$400.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$200.00	Qty	1	=	\$200.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$90.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$70.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$50.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$30.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$20.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$1.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$500.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$300.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$100.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$80.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$60.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$40.00	Qty	1	=	\$40.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$25.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$10.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					

Village of Wilmette	\$5,000.00	Qty	0	=	\$0.00
Real Estate Transfer Tax					
Stamp #:     CO     2020-04-23     2014 Elmwood					