

UNOFFICIAL COPY

WARRANTY DEED ILLINOIS STATUTORY

Doc#: 2021920197 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/06/2020 12:19 PM Pg: 1 of 2

Dec ID 20200601609004
ST/CO Stamp 1-898-973-920 ST Tax \$816.50 CO Tax \$408.25
City Stamp 0-602-141-408 City Tax: \$8,573.25

PAID TO:
Magna Vita Investments LLC
10805 S Halsted St
Chicago IL 60628
Taxpayer:
MAGNA VITA INVESTMENTS LLC
10805 S Halsted St
Chicago IL
60628

(Space for Recorder's Use)

THE GRANTOR(S) **Babu P, LLC - KAV P LLC, an IL LLC**

of the CITY of Chicago, County of Cook, State of Illinois
for and in consideration of TEN DOLLARS
and other good and valuable consideration, in hand paid, CONVEY(S) and WARRANT(S) to
THE GRANTEE(S) **MAGNA VITA INVESTMENTS LLC**

(Grantee's Address) 6900 S Vernon Ave, Chicago, IL 60637

of the CITY of Chicago, County of Cook, State of IL
in the form of ownership: **FEE SIMPLE**

all interest in the following described real estate situated in the County of Cook, in the State of Illinois to wit:

LOT 47 AND LOT 48 AND THE NORTH 8 FEET OF LOT 46 IN BLOCK 10 IN JOHNSTONS AND CLEMENT'S
SUBDIVISION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 38 NORTH,
RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RAILROAD LANDS) IN COOK COUNTY,
ILLINOIS;

AND

THE NORTH 23 FEET OF LOT 45 AND THE SOUTH 17 FEET OF LOT 46 IN BLOCK 10 IN JOHNSTON AND
CLEMENT'S SUBDIVISION OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 22, TOWNSHIP 38
NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT RAILROAD LANDS) IN COOK
COUNTY,
ILLINOIS.

REAL ESTATE TRANSFER TAX		19-Jun-2020	
COUNTY:	408.25		
ILLINOIS:	816.50		
TOTAL:	1,224.75		
20-22-414-020-0000		20200601609004	1-898-973-920

REAL ESTATE TRANSFER TAX		19-Jun-2020	
CHICAGO:	6,123.75		
CTA:	2,449.50		
TOTAL:	8,573.25 *		
20-22-414-020-0000		20200601609004	0-602-141-408

* Total does not include any applicable penalty or interest due.

FIDELITY NATIONAL TITLE **DC 20210655**

(NOTE: If additional space is required for legal, attach on a separate 8-1/2" x 11" sheet.)

Legal description and zoning rights reserved by virtue of this deed from the Cook County Clerk of the State of Illinois

Permanent Index Number: **20-22-414-020-0000**
20-22-414-021-0000

Property Address: 6900 S Vernon Ave, Chicago, IL 60637

6906 S Vernon Ave E 421 E 69th St
Chicago IL 60637

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Dated this 15th day of June 2020

(Seal)

Jean Pathil
Jean Pathil

(Seal)

(Seal)

(Seal)

(NOTE: Please type or print names below all signatures.)

STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid. DO HEREBY CERTIFY THAT
Jean Pathil

personally known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act for the uses and purposes therein set forth, including the release and acknowledgment of the same.

Given under my hand and notarial seal this 15th day of June 2020

(Seal)

CHEEVARGHESE THANKACHAN
Notary Public, State of New York
No. 02115063842
Qualified in Westchester County
Commission Expires 07/29/2028

Notary Public

My commission expires: 07/29/2028

COOK COUNTY / ILLINOIS TRANSFER STAMP

Name & Address of Preparer:
Theresa L. Panzica
Theresa L. Panzica LLC
2510 W. Irving Park
Chicago, IL 60618

or
Exempt under provisions of Paragraph
Section 4, Real Estate Transfer Tax Act.
Date:

Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (Chap. 55 ILCS 5-3-5020) and name and address of the person preparing the instrument (Chap. 55 ILCS 5-3-5022).