

# UNOFFICIAL COPY

Doc#: 2028239193 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/08/2020 03:22 PM Pg: 1 of 2

## LIMITED LIABILITY COMPANY WARRANTY DEED

Dec ID 20200801649941  
ST/CO Stamp 2-045-746-912 ST Tax \$739.00 CO Tax \$369.50

### MAIL TAX BILL TO:

MAR E. CARLSON  
12802 CORSSING CREEK DRIVE  
LEMONT, ILLINOIS 60439

### MAIL RECORDED DEED TO:

Richard Duffin  
1900 Ravinia Place  
Orland Park, Illinois 60462

THE GRANTOR, 12806 ARCHER AVENUE, 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, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS to MARK CARLSON, all right, title, and interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

Lot 4 in the Crossing Creek Subdivision of that part of the Southeast 1/4 of the Northwest 1/4 of the Northeast 1/4 of Section 33, Township 37 North, Range 11 East of the Third Principal Meridian lying north of the center of Archer Road (except the West 1/4 of an acre thereof), all in Cook County, Illinois

Permanent Index Number: 22-33-210-004-0000

Property Address: 12802 Crossing Creek Drive, Lemont, Illinois 60439

Subject, however, to the general real estate taxes not due and payable at the time of Closing, and all covenants, restrictions, and conditions of record, applicable zoning laws, ordinances, and other governmental regulations.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemptions Laws of the State of Illinois.

In Witness whereof, said limited liability company has caused its name to be signed to these presents by its Authorized Member or Manager this 20 day of July, 2020.

12806 ARCHER AVENUE, LLC

By:

  
ZBIGNIEW TYRALA  
ITS AUTHORIZED MEMBER OR MANAGER

FNT, LLC  
OC20016069

FIDELITY NATIONAL  
TITLE INSURANCE

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TITLE INSURANCE

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STATE OF ILLINOIS     )  
  ) SS  
COUNTY OF WILL     )



I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **ZBIGNIEW TYRALA** personally known to me to be Managers of **12806 ARCHER AVENUE, LLC**, an Illinois Limited Liability Company, appeared before me this day in person, and severally acknowledged that as such Manager(s), they signed and delivered the said instrument pursuant to authority given by the Members of said Limited Liability Company, as the free and voluntary act of the Managers, 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 notarial seal this 28 day of July, 2020.



*[Signature]*  
\_\_\_\_\_  
Notary Public

PREPARED BY:  
Fisher Berardi Law  
Attorney Mark Berardi  
14919 Founders Crossing  
Homer Glen, Illinois 60491

REAL ESTATE TRANSFER TAX		01-Aug-2020
	COUNTY:	369.50
	ILLINOIS:	739.00
	TOTAL:	1,108.50
22-33-210-000-0000   20200801649941   2-045-746-912		

Property of Cook County Clerk's Office