

UNOFFICIAL COPY

Special Warranty Deed LLC

Mail To:

Jonathan Aven
180 N Michigan Ave, #2105
Chicago, IL 60601

Name & Address of Taxpayer:

Jeremy Daniel Lovett
4431 N. Hamilton Avenue
Chicago IL 60625

Doc#: 2029507444 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 10/21/2020 01:11 PM Pg: 1 of 2

Dec ID 20200801679109
ST/CO Stamp 0-577-526-240 ST Tax \$3,254.50 CO Tax \$1,627.25
City Stamp 0-350-280-160 City Tax: \$34,172.25

THE GRANTOR,
LUX PROPERTIES LLC, an Illinois Limited Liability Company, for and in the consideration of Ten Dollars and other good and valuable considerations in hand paid, and pursuant to the authority given by the Manager,

CONVEYS AND WARRANTS TO GRANTEE: **Jeremy Daniel Lovett and Rebecca Lovett**, married to each other, of Chicago, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 13 AND THE SOUTH 1/2 OF LOT 12 IN THE SUBDIVISION OF LOT 3 IN BLOCK 11 OF THE COUNTY CLERK'S SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: covenants, conditions, and restrictions of record, roads and highways, general real estate taxes not yet due and payable, building set back lines, zoning laws and ordinances, and easements, and acts committed by Grantees.

TO HAVE AND TO HOLD said premises forever as Tenants By the Entirety.

This is not homestead property.


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 again all persons lawfully claiming by, through or under the grantor.

Permanent Index Number: 14-18-133-009-0000

Property address (C/K/A): 4431 N. Hamilton Avenue, Chicago IL 60625, Cook County

DATED this 1 day of September 2020.

LUX PROPERTIES LLC



BY: Patrick Landrosh, its Manager

FIRST AMERICAN TITLE
FILE # 3041389

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STATE OF ILLINOIS, COUNTY OF COOK } SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Patrick Landrosh, Manager of Lux Properties LLC, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal this 1 day of September.

Marta Landrosh

Notary Public

Prepared By: Jackie DeFevre, Attorney at Law, 217 South Emerson Street, Mount Prospect, IL 60056



Proprietor of Cook County Clerk's Office