

# UNOFFICIAL COPY

Doc#: 2031507724 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 11/10/2020 05:53 PM Pg: 1 of 3

Dec ID 20200901606045  
ST/CO Stamp 2-049-267-168 ST Tax \$1,467.00 CO Tax \$733.50  
City Stamp 0-975-525-344 City Tax: \$15,403.50

## WARRANTY DEED ILLINOIS STATUTORY

### THE GRANTOR (NAME AND ADDRESS)

Donald Rogers, as manager of Rogers  
Chicago Properties, LLC and Lindsay Rogers,  
as manager of Rogers Chicago Properties,  
LLC

(The Above Space for Recorder's Use Only)

THE GRANTOR Rogers Chicago Properties, LLC, a Limited Liability Company licensed to conduct business in Illinois for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable consideration, in hand paid, CONVEYS AND WARRANTS to Irving Park Chicago, LLC, a Corporation licensed to conduct business in Illinois, in fee simple forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

### SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

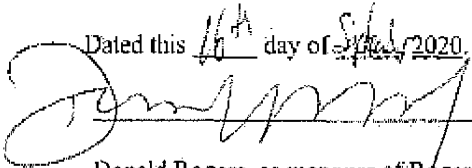
Permanent Index Number(s): 14-17-314-034-0000

Property Address: 1420 & 1422 W. Irving Park Road, Chicago, IL 60613

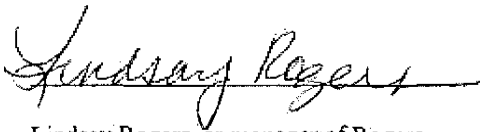
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

**SUBJECT TO:** 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; and general real estate taxes not due and payable at the time of Closing.

Dated this 10<sup>th</sup> day of Sept, 2020.



Donald Rogers, as manager of Rogers  
Chicago Properties, LLC,



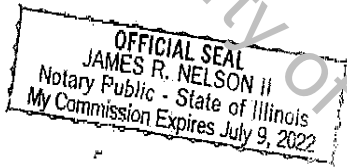
Lindsay Rogers, as manager of Rogers  
Chicago Properties, LLC,

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STATE OF ILLINOIS )  
 ) SS,  
COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Donald Rogers and Lindsay Rogers personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that it signed, sealed and delivered in the instrument as its 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 16<sup>th</sup> day of Sept, 2020.



\_\_\_\_\_  
Notary Public

THIS INSTRUMENT PREPARED BY  
James R. Nelson  
Law Office of James R. Nelson & Associates LLC  
617 Devon Ave.  
Park Ridge, IL 60068

MAIL TO:  
Law Office Of Michelle Laiss  
1530 W Fullerton Ave  
Chicago, IL 60614

SEND SUBSEQUENT TAX BILLS TO:  
Erik Matsunaga, as manager of Living Park  
Chicago, LLC  
WILLIAM N. LENOX  
Chicago, IL 60646

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**EXHIBIT A  
LEGAL DESCRIPTION**

LOT 27 IN BLOCK 4 IN ASHLAND ADDITION TO RAVENSWOOD, A SUBDIVISION IN THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office