

UNOFFICIAL COPY

SPECIAL WARRANTY DEED CORPORATION TO INDIVIDUAL(S)

Doc#: 2033449010 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 12/01/2020 09:51 AM Pg: 1 of 3

Dec ID 20201001624701
ST/CO Stamp 1-256-289-248 ST Tax \$141.00 CO Tax \$70.50

ILLINOIS

Above Space for Recorder's Use Only

THIS AGREEMENT between Martin Suarez Martin Suarez, President of Surgar Builders Corporation created and existing under and by virtue of the laws of the State of ~~Indiana~~ and duly authorized to transact business in the State of Indiana, party of the first part, and Safiyyah Ivory ~~and a single woman~~ of 3916 W. 124th St #20, Alsip, Illinois, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of TEN and 00/100 Dollars and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of of said corporation, by these persons does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part and to his/her/their heirs and assigns FOREVER, all the following described real estate, situated in the County of and State of Illinois known and described as follows, to wit: *(see legal description rider attached as page 3 hereto)*.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, on and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as described on legal description rider, attached hereto, with the appurtenances, unto the party of the second part Safiyyah Ivory and, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his/her/their 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 incumbered 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: General taxes for 2020 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 30-08-310-021-0000

Address(es) of Real Estate: 568 Gordon Ave Calumet City Illinois 60409

The date of this deed of conveyance is dated this 1 day of October, 2020.

IN WITNESS WHEREOF, the GRANTOR aforesaid has caused its Corporate Seal to be hereto affixed, and has caused its name to be signed these presents by its President and attested by its Secretary, on the date stated herein.

Name of Corporation:

Surgar Builders Corporation



By: Martin Suarez, President of Surgar Builders Corporation

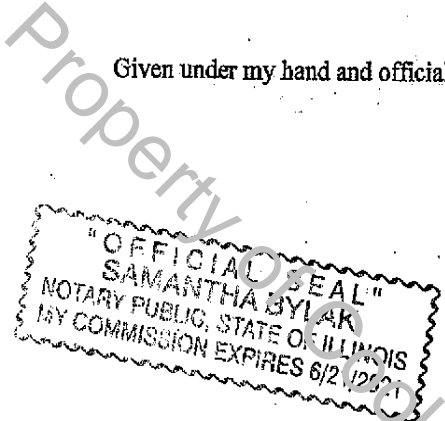
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State of Illinois

County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that personally known to me to be the Martin Suarez and personally known to me to be the Secretary of said corporation, and 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 severally acknowledged that as such President and Secretary, they signed and delivered the said instrument and caused the Corporate Seal of said corporation to be affixed thereto, pursuant to authority given by the board of of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal dated this 1 day of October, 2020.



Samantha Bylak
Notary Public

REAL ESTATE TRANSFER TAX

61256 ⁹⁰ 10/30/20
Calumet City - City of Homes \$ 4561.00

REAL ESTATE TRANSFER TAX

61255 ⁹⁰ 10/30/20
Calumet City - City of Homes \$ 4564.00

REAL ESTATE TRANSFER TAX	05-Nov-2020
COUNTY:	70.50
ILLINOIS:	141.00
TOTAL:	211.50
30-08-310-021-0000	20201001624701 1-256-289-248

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LEGAL DESCRIPTION RIDER

For the premises commonly known as: 568 Gordon Ave
Calumet City, Illinois 60409

Legal Description:

THE SOUTHEAST QUARTER OF THE SOUTH HALF OF TRACT 24 IN F. J. WACHEWICZ'S PARK VIEW GARDENS BEING A SUBDIVISION OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER AND THE SOUTHEAST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER AND THE SOUTHWEST QUARTER OF THE NORTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 8, TOWNSHIP 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

<p>This instrument was prepared by: Tracie Beck Law Office of Luke J. Keller 15000 S Cicero Ave. Oak Forest, IL 60452</p>	<p>Send subsequent tax bills to: Safiyyah Ivory 568 Gordon Ave Calumet City, IL 60409</p>	<p>Mail recorded document to: Safiyyah Ivory 568 Gordon Ave Calumet City, IL 60409</p>
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