

# UNOFFICIAL COPY

**WARRANTY DEED  
Limited Liability Company  
to Individual  
Statutory (Illinois)**

Doc#: 2033804101 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 12/03/2020 04:13 PM Pg: 1 of 2

Dec ID 20200701647541  
ST/CO Stamp 0-697-342-944 ST Tax \$108.00 CO Tax \$54.00  
City Stamp 1-105-505-248 City Tax: \$1,134.00

Above Space for Recorder's Use Only

1/2  
THE GRANTOR, JTS DEVELOPMENT, LLC, a  
limited liability company created and existing under  
the laws of the State of Colorado and duly authorized  
to transact business in the State of Illinois for the  
consideration of Ten and no/100 DOLLARS,  
and other good and valuable consideration in hand  
paid, pursuant to authority given to the manager(s), CONVEY(S) and WARRANT(S) to:

GERALD BILLINGSLEY, JR. and GERALD BILLINGSLEY, SR.  
888 N. MICHIGAN AVENUE, # 302  
CHICAGO, ILLINOIS 60605

as joint tenants, all interest in the following described Real Estate situated in Cook County, Illinois, commonly  
known as 7046 S. King Drive, Chicago, Illinois 60637, and legally described as:

LOT SIX (6) IN BLOCK F IN SONNENSCHNEIN & SOLOMON'S PARK MANOR SUBDIVISION OF  
BLOCKS FIVE (5), SEVEN (7), AND TWELVE (12) IN THE SUBDIVISION OF THE EAST HALF OF  
THE SOUTHWEST QUARTER OF SECTION 22, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE  
THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois and  
subject to general real estate taxes not yet due and payable at the time of closing; covenants, conditions and restrictions of  
record and public and utility easements.

Permanent Real Estate Index Number(s): 20-22-326-015-0000

Address(es) of Real Estate: 7046 S. King Drive, Chicago, Illinois 60637

DATED this 19th day of October, 2020.

JTS DEVELOPMENT, LLC

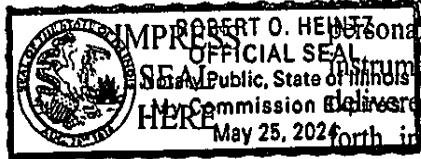
By  (SEAL)

JOHN SHAW  
Its Manager

# UNOFFICIAL COPY

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 JOHN SHAW, the individual signing above, 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 he signed, sealed and delivered the said instrument as his 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 official seal, this 19 day of October, 2020.

Commission expires MAY 25, 2024

[Signature]  
NOTARY PUBLIC

This instrument was prepared by Michael C. Roberts 4042 N. Elston, Chicago, Illinois 60618  
(Name and address)

**MAIL TO:**

**SEND SUBSEQUENT TAX BILLS TO:**

GERALD BILLINGSLEY, JR.  
(Name)

GERALD BILLINGSLEY, JR.  
(Name)

888 N. MICHIGAN, # 302  
(Address)

888 N. MICHIGAN, # 302  
(Address)

CHICAGO, IL 60605  
(City, State and Zip)

CHICAGO, IL 60605  
(City, State and Zip)

OR RECORDER'S OFFICE BOX NO. \_\_\_\_\_