

Doc# 2101118139 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 01/11/2021 12:23 PM Pg: 1 of 4

Dec ID 20201001643209
ST/CO Stamp 1-719-675-872 ST Tax \$280.00 CO Tax \$140.00
City Stamp 1-182-804-960 City Tax: \$2,940.00

WARRANTY DEED

THIS INSTRUMENT WAS PREPARED BY:



THE GRANTOR, **4639 LAWLER LLC**, A DELAWARE LIMITED LIABILITY COMPANY, of the City of Wilmington, in the County of New Castle, in the State of Delaware, for and in consideration of TEN AND 00/100 DOLLARS (\$10.00) in hand paid, hereby conveys and warrants to **THE GRANTEE, HUMBERTO CONTRERAS A SINGLE MAN**, of the City of Chicago, in the County of Cook, in the State of Illinois, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

**unmarried*

SOUTH 20 FEET OF LOT 4, ALL OF LOT 5, AND LOT 6 (EXCEPT THE SOUTH 10 FEET THEREOF) IN BLOCK 2 IN BEARDSLEY'S ADDITION TO AUSTIN, BEING A SUBDIVISION OF THE EAST 1/2 OF THE EAST 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF LAKE STREET EXCEPT THE NORTH 62.5 FEET, IN COOK COUNTY, ILLINOIS

** 2-1/2 Acres added from survey*
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 yet due and payable at the time of Closing.

PIN NUMBER: 16-09-313-036-0000 / *16-09-313-037-0000/14-09-313-038-0000*
ADDRESS: 228 North Laramie Avenue, Chicago, IL 60644

IN WITNESS WHEREOF, Grantor has executed this Warranty Deed as of this 2020-11-04

Benjamin J. Staker

(Seal)

**4639 LAWLER LLC, A DELAWARE LIMITED LIABILITY COMPANY
BY: CERTIFIED REALTY GROUP LLC,
AN ILLINOIS LIMITED LIABILITY COMPANY
BY BENJAMIN J. STAKER
IT'S MANAGER**

IN WITNESS WHEREOF, Grantor has executed this Warranty Deed as of this 5th day of ~~October~~ ^{November}, 2020.

Laura Bordeaux

(Seal)

**4639 LAWLER LLC, A DELAWARE LIMITED LIABILITY COMPANY
BY: CERTIFIED REALTY GROUP OF COMPANIES, INC
A CALIFORNIA CORPORATION
BY LAURA BORDEAUX
IT'S PRESIDENT**

UNOFFICIAL COPY

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, Sarah M. Roth, a notary public in the State and County aforesaid, hereby certify that on this day while I was physically present in the State of Illinois, **BENJAMIN J. STAKER**, also physically present in the State of Illinois, personally appeared before me by means of an interactive two-way audio and video communication, which allowed this notary and the person executing the document to communicate with each other simultaneously in accordance with Illinois Gubernatorial Executive Order in Response to COVID-19 2020-14 and Executive Order in Response to COVID-19 2020-18, and who is either known to me, or has provided satisfactory evidence of identity to be the person whose name is subscribed to the **WARRANTY DEED**, consisting of **3** pages, to which this Acknowledgement page is attached and made a part thereof, acknowledged to me that they executed the same as their free and voluntary act and acknowledged to me their presence in the State of Illinois.

Given under my hand and seal of office this 4th day of October, 2020

Sarah M. Roth

Notary Public



STATE OF CALIFORNIA)
) SS
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, **CERTIFY THAT LAURA BORDEAUX** personally known to me to be the same person whose name appears on the foregoing instrument, appeared before me this day in person, and acknowledged signing, sealing and delivering the instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this _____ day of October, 2020.

SEE NOTARY ATTACHMENT

Notary Public

THIS INSTRUMENT WAS PREPARED BY:



Vincent Anthony Incopero, Esq.
381 North York Street, Suite 1
Elmhurst, IL 60126

Telephone: (630) 299-7600 (630) 299-7600
Facsimile: (630) 299-4579
E-mail: info@reallawgroup.com
Website: https://www.reallawgroup.com

File #: 20GSC257028LP

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CALIFORNIA ALL-PURPOSE ACKNOWLEDGMENT

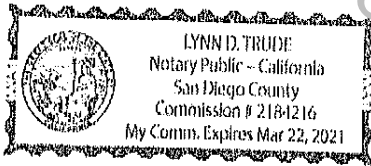
CIVIL CODE § 1189

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }
County of San Diego }

On November 5, 2020 before me, Lynn D Trude, Notary Public
Date Here Insert Name and Title of the Officer
personally appeared Laura Bordeaux
Name(s) of Signer(s)

who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.



I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature Lynn D Trude
Signature of Notary Public

Place Notary Seal and/or Stamp Above

OPTIONAL

Completing this information can deter alteration of the document or fraudulent reattachment of this form to an unintended document.

Description of Attached Document

Title or Type of Document: Warranty Deed

Document Date: November 5, 2020 Number of Pages: 3

Signer(s) Other Than Named Above: N/A

Capacity(ies) Claimed by Signer(s)

Signer's Name: _____	Signer's Name: _____
<input type="checkbox"/> Corporate Officer – Title(s): _____	<input type="checkbox"/> Corporate Officer – Title(s): _____
<input type="checkbox"/> Partner – <input type="checkbox"/> Limited <input type="checkbox"/> General	<input type="checkbox"/> Partner – <input type="checkbox"/> Limited <input type="checkbox"/> General
<input type="checkbox"/> Individual <input type="checkbox"/> Attorney in Fact	<input type="checkbox"/> Individual <input type="checkbox"/> Attorney in Fact
<input type="checkbox"/> Trustee <input type="checkbox"/> Guardian of Conservator	<input type="checkbox"/> Trustee <input type="checkbox"/> Guardian of Conservator
<input type="checkbox"/> Other: _____	<input type="checkbox"/> Other: _____
Signer is Representing: _____	Signer is Representing: _____

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MAIL TO:

~~Sheena Pandialan Hunt and Humberto Contreras
228 North Laramie Avenue
Chicago, IL 60644~~

Frank Antonio Rodriguez
Law Office of Frank A. Rodriguez
2653 North Milwaukee Avenue
2nd Floor
Chicago, IL 60647

SEND SUBSEQUENT TAX BILLS TO:
Sheena Pandialan Hunt and Humberto Contreras
228 North Laramie Avenue
Chicago, Illinois 60644

Property of Cook County Clerk's Office