

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
LIMITED LIABILITY COMPANY

Doc#: 2113407300 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/14/2021 12:14 PM Pg: 1 of 3

Dec ID 20210301668232
ST/CO Stamp 0-716-365-328 ST Tax \$570.00 CO Tax \$285.00

FIRST AMERICAN TITLE
FILE # 3082303

Preparer File: 3082303-Ball
FATIC No.: GF-1010527

THE GRANTOR, M/I Homes of Chicago, LLC, a limited liability company created and existing under and by virtue of the laws of the State of DE and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Managers of said limited liability company, CONVEY(S) and WARRANT(S) to Caitlin M. Ball and Jeremy Ball, wife and husband, as tenants by the entirety, of 10116 S. Knox Court, Oak Lawn, IL 60453 of the County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; Party wall rights and agreements; General taxes for the year 2021 and subsequent years

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

Permanent Real Estate Index Number(s): 22-34-405-007-0000

Address(es) of Real Estate: 13109 Kettering Way
Lemont, Illinois 60439

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Vice President of Operations, this:

31st day of March, 2021.

M/I Homes of Chicago, LLC

By: 
Brian Potvin, Vice President of Operations



First American
Title Insurance Company

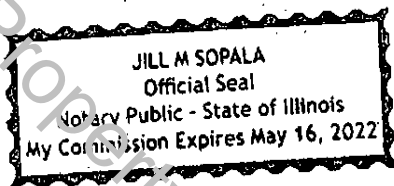
Special Warranty Deed - LLC

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STATE OF ILLINOIS, COUNTY OF DUPAGE

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Brian Potvin, personally known to me to be the Vice President of Operations of the M/I Homes of Chicago, LLC, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Brian Potvin signed and delivered the said instrument, pursuant to authority given by the Managers of said limited liability company, as their free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal this 31st day of March, 2021.



Jill M Sopala

Notary Public

Prepared by: Rachel Bedore
M/I Homes of Chicago, LLC
400 E. Diehl Road Suite 230
Naperville, IL 60563

Mail to:
Caitlin and Jeremy Ball
13109 Kettering Way
Lemont, IL 60439

Name and Address of Taxpayer:
Caitlin and Jeremy Ball
13109 Kettering Way
Lemont, IL 60439

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✓ **Exhibit "A" – Legal Description**

LOT 56 IN KETTERING P.U.D UNIT TWO, BEING A SUBDIVISION IN THE EAST HALF OF THE SOUTHEAST QUARTER OF SECTION 34, TOWNSHIP 37 NORTH, RANGE 11 EAST OF THE THIRD PRINCIPAL MERIDIAN ACCORDING TO THE PLAT THEREOF RECORDED DECEMBER 1, 2014 AS DOCUMENT 1433515039, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

