JUNOFFICIAL COPY

SPECIAL WARR
DEED

ILLINOIS STATUTORY

Prepared By: VC Legal, LLC 1136 S. Delano Ct. West, #B201 Chicago, IL 60605 (312)-796-8671

Name and Address of Taxpayer Seem Group, LLC. 2310 S. Moody Ave., Burbank, litinois 60459 Doc#. 2120103116 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 07/20/2021 07:57 AM Pg: 1 of 6

Dec ID 20210601672824 ST/CO Stamp 0-604-455-696 ST Tax \$53.50 CO Tax \$26.75 City Stamp 1-862-517-520 City Tax: \$590.40

RECORDER'S STAMP

THE GRANTORS, Nuegirt Carter, David Carter III, Damita Carter, Michael Carter, and Timothy Carter, for and in consideration of \$10 (ten dollars), in hand paid, CONVEY(S) and releases, remises, aliens, and conveys to Seem Group, LLC, and Illinois Limited Liability Corporation, all interest in the following described Real Estate situated in the city of Chicago, county of Cook, state of Illinois, to vat:

LOT 35 (EXCEPT THE SOUTH 17 FEET AND 6 INCHES THEREOF) AND THE SOUTH 21 FEET OF LOT 36 IN BLOCK 1 IN AVONDALF, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 24, "OWNSHIP 38 NORTH, RANGE THIRTEEN, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 19-24-203-033-0000 Address of Real Estate: 6344 South Rockwell Street, Chicago, IL 60629

And the party(s) of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, 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 namer encumbered 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: Any general real estate taxes not yet due and payable at the time of Closing and covenants, conditions, and restrictions of record.

Dated this Z6th day of May, 2021

In Witness Whereof, Nuegirt Carter, David Carter III, Damita Carter, Michael Carter, and Timothy Carter have hereunto set his hands and seals.

2120103116 Page: 2 of 6

SPECIAL WARRANTY OFFICIAL COPY

DEED

ILLINOIS STATUTORY

Prepared By: VC Legal, LLC 1136 S. Delano Ct. West, #B201 Chicago, IL 60605 (312)-796-8671

Name and Address of Taxpayer
Seem Group, LLC &310 S. Moody
Ave., Burbank, Illino's 60459

COUNTY: 53.5 ILLINOIS: 53.5 TOTAL: 80.1 19-24-203-033-0000 20210601672824 0-604-455-69 REAL ESTATE TRANSFER TAX 12-Jul-2022 CHICAGO: 401.23 CTA: 160.56		A V	
ILLINOIS:	SETATE TRANSFER TAX		26.7
ILLINOIS: 80.: TOTAL: 80.: 19-24-203-033-0000 20210601672824 0-604-455-69 REAL ESTATE TRANSFER TAX 12-Jul-202: CHICAGO: 401.2: CTA: 160.5: TOTAL: 561.7: 19-24-203-033-0000 20210601672824 1-862-517-5	T ESTATE	COUNTY	53.5
TOTAL: 19-24-203-033-0000 20210601672824 0-604-455-69 REAL ESTATE TRANSFER TAX			_
REAL ESTATE TRANSFER TAX 12-Jul-202- CHICAGO: 401.2: CTA: 160.5: TOTAL: 561.7: 19-24-203-033-0000 20210601672824 1-862-517-5		TOTAL:	
REAL ESTATE TRANSFER TAX 12-Jul-202- CHICAGO: 401.2: CTA: 160.5: TOTAL: 561.7: 19-24-203-033-0000 20210601672824 1-862-517-5			D-604-455-696
REAL ESTATE TRANSFER TAX 12-Jul-202-1002-1002-1002-1002-1002-1002-1002	203 033-0000	20210601672024	1 -
CHICAGO: 401.25 CTA: 160.5 TOTAL: 561.75 19-24-203-033-0000 20210601672824 1-862-517-5	19-24-203-050		يــــ
CHICAGO: 401.25 CTA: 160.5 TOTAL: 561.75 19-24-203-033-0000 20210601672824 1-862-517-5			J
CHICAGO: 401.25 CTA: 160.5 TOTAL: 561.75 19-24-203-033-0000 20210601672824 1-862-517-5		"m" im— :	
CHICAGO: 401.25 CTA: 160.5 TOTAL: 561.75 19-24-203-033-0000 20210601672824 1-862-517-5	and the second control of the second control		
CHICAGO: 401.2: CTA: 160.5: TOTAL: 561.7: 19-24-203-033-0000 20210601672824 1-862-517-5	and the second s	,,m	
CTA: 160.5 TOTAL: 561.73		MEEED TAY	12-Jul-2021
TOTAL: 561.73 19-24-203-033-0000 20210601672824 1-862-517-5	REAL ESTATE TRAN		
19-24-203-033-0000 20210601672824 1-862-517-5	REAL ESTATE TRAM		401.25
19-24-203-033-0000 20210601672824 1-862-517-5	REAL ESTATE TRAM	CHICAGO:	
19-24-203-033-0000 20210601672824 1-862-517-5	REAL ESTATE TRAM	CHICAGO: CTA:	401.25 160.50
* Total does not include any applicable penalty or interest d		CHICAGO: CTA: TOTAL:	401.25 160.50 561.75
* Total does not include any applicable penalty of interest of		CHICAGO: CTA: TOTAL:	401.25 160.50 561.75
	19-24-203-033-000	CHICAGO: CTA: TOTAL:	401.25 160.50 561.75

12-Jul-2021

RECORDER'S STAMP

THE GRANTOKS, Nuegirt Carter, David Carter III, Damita Carter, Michael Carter, and Timothy Carter, for and in consideration of \$10 (ten dollars), in hand paid, CONVEY(S) and releases, remises, aliens, and conveys to Seem Group, LLC, and Illinois Limited Liability Corporation, all interest in the following described Real Estate situated in the city of Chicago, county of Cook, state of Illinois, to vit

LOT 35 (EXCEPT THE SOUTH 17 FEET AND 6 INCHES THEREOF) AND THE SOUTH 21 FEET OF LOT 36 IN BLOCK 1 IN AVONDALE, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 24, 70 WNSHIP 38 NORTH, RANGE THIRTEEN, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 19-24-203-033-0000 Address of Real Estate: 6344 South Rockwell Street, Chicago, IL 65629

And the party(s) of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, 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 encumbered or charged, except as herein recited; and that the said premises, against 2.1 persons lawfully claiming, or to claim the same, by, through or under it, it will warrant and detend;

SUBJECT TO: Any general real estate taxes not yet due and payable at the time of Closing and covenants, conditions, and restrictions of record.

Dated this 29 day of MA, 2021.

In Witness Whereof, Nuegirt Carter, David Carter III, Damita Carter, Michael Carter, and Timothy Carter have hereunto set his hands and seals.

2120103116 Page: 3 of 6

SPECIAL WARRANTY DEED

ILLINOIS STATUTORY

Prepared By:

VC Legal, LLC 1136 S. Delano Ct. West, #B201 Chicago, IL 60605 (312)-796-8671

Name and Address of Taxpayer
Seem Group, LLC 6310 S. Moody
Ave., Burbank, Illinois 60459

RECORDER'S STAMP

THE GRANTORS, Nuegirt Carter, David Carter III, Damita Carter, Michael Carter, and Timothy Carter, for and in consideration of \$10 (ten dollars), in hand paid, CONVEY(S) and releases, remises, aliens, and conveys to Seem Group, LLC, and Illinois Limited Liability Corporation, all interest in the following described Real Estate situated in the city of Chicago, county of Cook, state of Illinois, to wit:

LOT 35 (EXCEPT THE SOUTH 17 FEET AND 5 INCHES THEREOF) AND THE SOUTH 21 FEET OF LOT 36 IN BLOCK 1 IN AVONDALF, BEING A SUBDIVISION OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 24, YOWNSHIP 38 NORTH, RANGE THIRTEEN, EAST OF THE THIRD PRINCIPAL MEPLPIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 19-24-203-033-0000 Address of Real Estate: 6344 South Rockwell Street, Chicago, IL 60629

And the party(s) of the first part, for itself, and its successors, does covenant premise and agree, to and with the party of the second part, 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 marrier encumbered or charged, except as herein recited; and that the said premises, against all t ersons lawfully claiming, or to claim the same, by, through or under it, it will warrant and defend;

SUBJECT TO: Any general real estate taxes not yet due and payable at the time of Closing and covenants, conditions, and restrictions of record.

In Witness Whereof, Nuegirt Carter, David Carter III, Damita Carter, Michael Carter, and Timothy Carter have hereunto set his hands and seals.

UNOFFICIAL COPY

Nuegirt Carter	Date
David Carter III	Date
× 2 (-	5.26.21
Damita Carier	Date
Michael Carter	Date
Timothy Carter	Date
STATE OF Texas } County of Dallas }	
I, the undersigned, a Notary Public in and for said THAT Nucgirt Carter, , David Carter HI, Dam	
Carter personally known to me to be the same perforegoing instrument, appeared before me this day sealed and delivered the instrument as a free and set forth, including the release and waiver of the release and waiver of the release.	y in person, and acknowledged that s/he signed, voluntary act, for the uses and purposes therein right of homestead.
Given under my band and notarial seal, this	$\frac{6^{t}}{\text{day of }} \frac{\sqrt{2021}}{2021}.$ (SEAL)
Notary Public My commission expires on 10/4/2021.	EVAL SAMUEL LOPEZ Notary Public, State of Texas Comm. Expires 10-04-2021 Notary ID 131305069

After Recording Mail to:

Seem Group, LLC 8310 South Moody Ave. Burbank, Illinois 60459

UNOFFICIAL COPY

Muccist Carter	5-29-21
Nuegirt Carter	Date
Van Carto	5-29-21
David Carter III	Date
Damita Carter	Date
Mrn & Cy Poles	5-29-21
Michael Carter	Date
Or	
Timothy Carter	Date
STATE OF <u>Flinois</u> } County of <u>Cook</u>	
County of	·O.
	45
I, the undersigned, a Notary Public in and for sa	
THAT Nuegirt Carter, , David Carter III, Dar	()
Carter personally known to me to be the same p	
	ay in person, and acknowledged that s/he signed,
	l voluntary act, for the uses and purposes therein
set forth, including the release and waiver of the	e right of homestead.
Given under my hand and notarial seal, this 2	9 TH day of MAY 2021.

(SEAL)

GINA NEGRETE Official Seal

Notary Public - State of Illinois My Commission Expires Jul 24, 2022

After Recording Mail to:

Notary Public

tina hegrete

My commission expires on <u>07-24-22</u>.

Seem Group, LLC 8310 South Moody Ave. Burbank, Illinois 60459

UNOFFICIAL COPY

Nuegirt Carter	Date
David Carter III	Date
Damita Carter	Date
900	
Michael Carter	Date / /
	Q/4/2021
Timothy Carter	Date
STATE OF Texas }	
STATE OF Texas County of Tassant	
I, the undersigned, a Notary Public in and for said	County, in the State aforesaid, CERTIFY

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Nucleit Carter, and Timothy Carter personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that s/he signed, sealed and delivered the instrument as a 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 4th day of June 2021

Notary Public

My commission expires on 62-17-2024

After Recording Mail to:

Seem Group, LLC 8310 South Moody Ave. Burbank, Illinois 60459 ZACHARY J. FOWLER
Notary Public, State of Texas
Comm. Expires 02-17-2024
Notary ID 132361433

(SEAL)