

# UNOFFICIAL COPY

Doc# 2121121270 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 07/30/2021 02:54 PM Pg: 1 of 3

## SPECIAL WARRANTY DEED

**THE GRANTOR, Second City Equity, LLC**, a Texas limited liability company, of 17w745 E. Butterfield Rd. #EF, Oakbrook Terrace, IL 60181 for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby grant, sell and convey unto grantee

Dec ID 20210701610789  
ST/CO Stamp 0-763-841-296 ST Tax \$110.00 CO Tax \$55.00  
City Stamp 1-088-074-512 City Tax: \$1,155.00

Above space for Recorder's Use only

**JULIA BUILDERS INC.**, an Illinois corporation, of \_\_\_\_\_, Illinois, the following described real estate:

LOT 11 AND THE EAST 6 FEET OF LOT 12 IN BLOCK 2 IN EDWARD G. UHLEIN'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTH EAST 1/4 OF THE NORTH EAST 1/4 OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 758 E. 104<sup>th</sup> Street, Chicago, IL 60628  
Permanent Real Estate Index Number: 25-15-206-055-0000

TO HAVE AND TO HOLD the same forever. The Grantor warrants to the grantee and its successors in title that the Grantor has not created or permitted to be created any lien, charge, or encumbrance against said real estate except as herein set out, and grantor covenants that it will defend said premises to the extent of the warranties made herein against lawful claims of all persons.

**SUBJECT TO:** General real estate taxes for the year 2020 and subsequent years, and covenants, conditions, restrictions and easements of record.

Prepared by Peter G. Hallam, Esq. 1034 Sterling, Flossmoor, IL 60422

## GRANTEES' ADDRESS

After Recording, Mail to:

Margaret Lal  
14516 John Humphrey Dr  
Orland Park IL 60462

Send Subsequent Tax Bills To:

Julia Builders Inc  
12132 S. 71st Ave  
Palmer Heights IL 60463

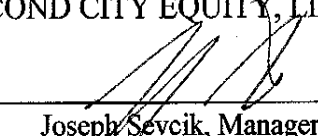
FIDELITY NATIONAL TITLE 2021



OC21025381A


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IN WITNESS WHEREOF, the Grantor has executed this Deed effective as of the 21<sup>st</sup> day of July, 2021.

SECOND CITY EQUITY, LLC

By:   
Joseph Sevcik, Manager

REAL ESTATE TRANSFER TAX		22-Jul-2021
	COUNTY:	55.00
	ILLINOIS:	110.00
	TOTAL:	165.00
25-15-206-055-0000   20210701610789   0-763-841-296		

REAL ESTATE TRANSFER TAX		22-Jul-2021
	CHICAGO:	825.00
	CTA:	330.00
	TOTAL:	1,155.00 *
25-15-206-055-0000   20210701610789   1-088-074-512		
* Total does not include any applicable penalty or interest due.		

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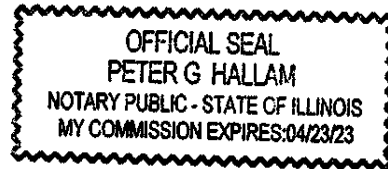
State of Illinois )  
                          )  
County of Cook ) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Joseph Sevcik, 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 and as the manager of Second City Equity, LLC, for the uses and purposes therein set forth.

Given under my hand and official seal this 20<sup>th</sup> day of July, 2021.

Commission expires 4/23/23

*Peter G Hallam*  
Notary Public



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