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2127946373D

Doc# 2127946373 Fee \$88.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/06/2021 03:08 PM PG: 1 OF 5

Commitment Number: 28190903
Seller's Loan Number: 2200002562

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
9078 Union Centre Blvd., Suite 350, West Chester, Ohio 45069 (513) 247-9605.

After Recording Return To:

ServiceLink

1355 Cherrington Parkway

Moon Township, PA 15108

Declaration ID: 20210901687423

Mail Tax Statements To: Jorge Newbery and Echeverria Newbery: 540 S SUMMIT
STREET Barrington, IL 60010

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
01-01-126-063 and 01-01-126-043

GENERAL WARRANTY DEED

Exempt: Section: 35 ILCS 200/31-45(e): Deeds or trust documents where the actual
consideration is less than \$100

NPL Capital LLC an Illinois Limited Liability Company, whose mailing address is 540 S
SUMMIT STREET Barrington, IL 60010, hereinafter grantor, for \$0.00 (Zero Dollars and
Zero Cents) in consideration paid, grants, with general warranty covenants to Jorge Newbery
and Echeverria Newbery, husband and wife, as tenants by the entirety, hereinafter grantees,
whose tax mailing address is 540 S SUMMIT STREET Barrington, IL 60010, the following
real property:

Situated in the City Barrington, County of Cook, Illinois. The North 40 feet of Lot 17 and all
of Lot 18 in Popp's resubdivision of Block 16 in Barrington, a subdivision of the Northeast
quarter of the Northwest quarter of Section 1, also lots 1 to 9, inclusive, of Lot 106 in
Munday's resubdivision of lots 102 and 106 of the County Clerks's redivision of the assessor's

REAL ESTATE TRANSFER TAX

06-Oct-2021



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

01-01-126-063-0000

| 20210901687423 | 1-204-029-584

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division (except lots 9 to 17, inclusive and lots 30, 34 and 35 thereof) of the West half of the Northwest Quarter and the Southeast Quarter of the Northwest Quarter of Section 1, township 42 North, Range 9, East of the third principal meridian, according to the Plat of said Popp's resubdivision recorded August 16, 1927 as document number 9750124 in Cook County Illinois.

Property Address is: 540 S SUMMIT STREET Barrington, IL 60010

Prior instrument reference: 1921034027

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to general warranty covenants, the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Property of Cook County Clerk's Office

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Executed by the undersigned on _____, 20__ :

NPL Capital LLC an Illinois Limited Liability Company

By: Jorge Newbery

Name: _____

Its: Member

By: Echeverria Newbery

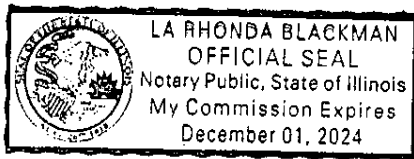
Name: _____

Its: Member

STATE OF IL
COUNTY OF COOK

The foregoing instrument was acknowledged before me on August 7, 2021 by Jorge Newbery and Echeverria Newbery its Members on behalf of NPL Capital LLC an Illinois Limited Liability Company who is personally known to me or has produced drivers license as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Richard Blackman
Notary Public




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MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph 35 ILCS 200/31-45(e); Property Tax Code.

Date _____



Buyer, Seller or Representative

Property of Cook County Clerk's Office

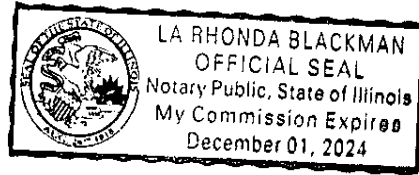
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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in land trust is either a natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated August 7, 2021

Signature of Grantor or Agent



Subscribed and sworn to before
Me by the said Jorge Newbery
this 7th day of August,
2021

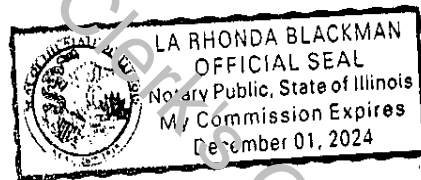
NOTARY PUBLIC

La Rhonda Blackman

The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or entity recognized as a person and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Date August 7, 2021

Signature of Grantee or Agent



Subscribed and sworn to before
Me by the said Jorge Newbery
This 7th day of August,
2021

NOTARY PUBLIC

La Rhonda Blackman

NOTE: Any person who knowingly submits a false statement concerning the identity of grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses. (Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)