

# UNOFFICIAL COPY

WARRANTY DEED  
ILLINOIS STATUTORY  
(L.L.C. TO INDIVIDUAL)

Doc#: 2129940018 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 10/26/2021 09:23 AM Pg: 1 of 3

Mail To:

Ms. Renee Gonzalez  
RGC Law Group, LLC  
11 N. Northwest Hwy. Suite 133  
Park Ridge, IL 60068

Dec ID 20210901673278  
ST/CO Stamp 0-250-001-552 ST Tax \$770.00 CO Tax \$385.00  
City Stamp 1-278-130-320 City Tax: \$8,085.00

Name and Address of Taxpayer:

Dana M. Mueller  
4117 W. Eddy St.  
Chicago, IL 60641

RECORDERS STAMP

THE GRANTOR, **4117 EDDY, LLC**, a limited liability company, duly organized and validly existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, and pursuant to authority given by Members and Managers of said company, CONVEYS AND WARRANTS to **DANA M. MUELLER**, of 913 W. Altgeld St., Unit 2W, Chicago, IL 60614, the following Real Estate situated in the County of Cook in the State of Illinois, to wit:

*See Legal Description attached hereto as Exhibit A*

Property Index Number: 13-22-407-012-0000

Common Address: 4117 W. Eddy St., Chicago, IL 60641

SUBJECT TO: (a) general real estate taxes not due and payable at the time of Closing; (b) applicable zoning and building laws and ordinances; (c) covenants, conditions, restrictions, encroachments and easements of record (none of which shall in any way affect the use and occupancy of the House and the Property); (d) acts done or suffered by Purchaser or anyone claiming through Purchaser; (e) utility easements, whether recorded or unrecorded; (f) liens and other matters of title over which the Title Insurer (as hereinafter defined) is willing to insure over without cost to Purchaser.

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IN WITNESS WHEREOF, said Grantor has caused its seal to be hereto affixed, and has caused its name to be signed to these presents by its Manager this 14<sup>th</sup> day of October, 2021.

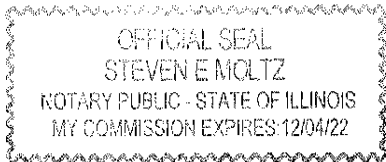
**4117 EDDY, LLC,**  
an Illinois limited liability company

By: \_\_\_\_\_  
Name: Patrick Maliszewski  
Its: Manager

STATE OF ILLINOIS     )  
  ) SS  
COUNTY OF COOK     )

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that Patrick Maliszewski personally known to me to be the Manager of **4117 EDDY, LLC**, and 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 as such Manager he signed and delivered the said instrument, pursuant to authority given by the Members of said company, as his free and voluntary act, and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 14<sup>th</sup> day of October, 2021.



\_\_\_\_\_  
NOTARY PUBLIC

Prepared By:

Steven E. Moltz  
PALMISANO & MOLTZ  
19 S. LaSalle Street, Suite 900  
Chicago, IL 60603

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## EXHIBIT "A"

### LEGAL DESCRIPTION

LOT 82 IN HAENTZE AND SCHUHKNECHT'S IRVING PARK SUBDIVISION OF LOT 1 IN J. L. WARNER'S SUBDIVISION OF PART OF THE SOUTH EAST 1/4 OF SECTION 22, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (LYING NORTH OF MILWAUKEE PLANK ROAD) IN COOK COUNTY, ILLINOIS.

Property Index Number: 13-22-407-012-0000

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Property of Cook County Clerk's Office