

UNOFFICIAL COPY

Doc#: 2132604062 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 11/22/2021 08:36 AM Pg: 1 of 5

Dec ID 20211101633039
ST/CO Stamp 0-058-113-168 ST Tax \$975.00 CO Tax \$487.50
City Stamp 0-564-116-624 City Tax: \$10,237.50

WARRANTY DEED

21087544

THIS INDENTURE, made this 6th day of November, 2021 by **GMA USA LLC**, a Pennsylvania limited liability company, GRANTOR, for and in consideration of \$10.00 and other good and valuable consideration, receipt whereof is hereby acknowledged, does hereby grant, convey and sell to **Joseph T. Jasper and Sean T. Higgins**, a married couple, as Tenants by the Entirety, GRANTEE, to vest in GRANTEE, all of the following described premises in Illinois, to wit:

The property commonly known as: **1626 W. Summerdale Ave, Chicago, IL 60640, Parcel Identification No. 14-07-214-023-0000** with a Legal Description as set forth in APPENDIX 1 attached hereto.

GRANTEE shall have and hold such premises subject only to the following:

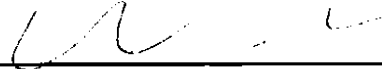
1. general real estate taxes due and payable and subsequent taxes;
2. liens and encumbrances of record
3. building lines and easements of record;

GRANTOR, for itself and its successors, warrants to GRANTEE the following:

1. GRANTOR has not done anything or suffered to be done anything whereby the subject premises are, or may be in any manner, encumbered;
2. GRANTOR is conveying to GRANTEE good and merchantable title to the subject premises;
3. GRANTOR will forever defend the subject premises from all persons claiming through GRANTOR, but not otherwise.

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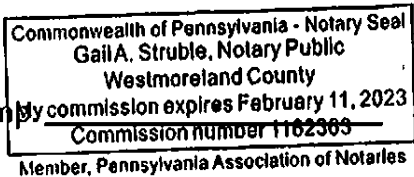
IN WITNESS THEREOF, GRANTOR has hereunto set his/her hand and seal:

by: 
Meir Sacks as Manager and authorized agent of GMA USA LLC, Grantor

STATE OF PENNSYLVANIA) SS
COUNTY OF WESTMORELAND)

On this, the 10th day of November, 2021, before me Gail A. Struble

undersigned officer, personally appeared Meir Sacks, known to me (or satisfactorily proven) to be the person(s) whose name(s) is/are subscribed to the within instrument, and acknowledged that Meir Sacks executed the same for the purposes therein contained. In witness whereof, I hereunto set my hand and official seals.



Stamp

Signature: 

Notary
Title of Officer

This instrument was prepared by: Robert J. Augenlicht, 123 W. Madison St., Ste. 700, Chicago, IL 60602

MAIL TO: Brennan Law Offices, Ltd., 155 N. Michigan, Suite 700, Chicago, Illinois 60601

SEND SUBSEQUENT TAX BILLS TO: Joseph T. Jasper and Sean T. Higgins, 1626 W. Summerdale Ave., Chicago, IL 60640

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Appendix 1

Legal Description

LOT 15 IN BLOCK 2 IN SUMMERDALE, BEING A RESUBDIVISION OF LOTS 31 TO 40 INCLUSIVE OF LOUIS E. HENRY'S SUBDIVISION OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 8, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND A SUBDIVISION (EXCEPT THE WEST 25 FEET THEREOF) OF THE NORTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number **14-07-214-023-0000**

Common Address: **1626 W SUMMERDALE AVE, Chicago, IL 60640**

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REAL ESTATE TRANSFER TAX

18-Nov-2021



CHICAGO:

7,312.50

CTA:

2,925.00

TOTAL:

10,237.50

14-07-214-023-0000 | 20211101633039 | 0-564-116-624

* Total does not include any applicable penalty or interest due

Property of County Clerk's Office

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REAL ESTATE TRANSFER TAX

18-Nov-2024



COUNTY:
ILLINOIS:
TOTAL:

487.50
975.00
1,462.50

14-07-214-023-0000

20211101633039

0-058-113-168

Property of Cook County Clerk's Office