

# UNOFFICIAL COPY

Doc#: 2204512272 Fee: \$98.00  
Karen A. Yarbrough  
Cook County Clerk  
Date: 02/14/2022 09:42 AM Pg: 1 of 4

Dec ID 20220201620772  
ST/CO Stamp 0-698-288-528 ST Tax \$480.00 CO Tax \$240.00  
City Stamp 1-128-794-512 City Tax: \$5,040.00

## WARRANTY DEED Statutory Illinois

Above Space for Recorder's use only

THE GRANTOR, **ATH PROPERTIES, LLC**, an Illinois limited liability company, having an address of 4701 N. Ronald St., Harwood Heights, IL, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to GRANTEE, **16 SEELEY LLC**, an Illinois limited liability company, having an address of 2655 Kelly Ln., Highland Park, IL 60035, the following described Real Estate situated in the County of Cook and State of Illinois, to wit:

*See Legal Description contained in Exhibit A attached hereto.*

SUBJECT TO: covenants, conditions and restrictions of record; building lines and easements; and general real estate taxes for the year 2021 and subsequent years.

Property Index Numbers: 17-18-103-007-0000 and 17-18-103-008-0000  
Commonly known as: 16 and 18 S. Seeley Avenue, Chicago, IL 60612

THIS IS NOT A HOMESTEAD PROPERTY.

FIDELITY NATIONAL TITLE  
SC22001153

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IN WITNESS WHEREOF, said Grantor has caused its name to be signed to these presents on this 11 day of February, 2022.

**ATH PROPERTIES, LLC**  
an Illinois limited liability company

By: [Signature]  
Name: Alex Johnson  
Its: Manager

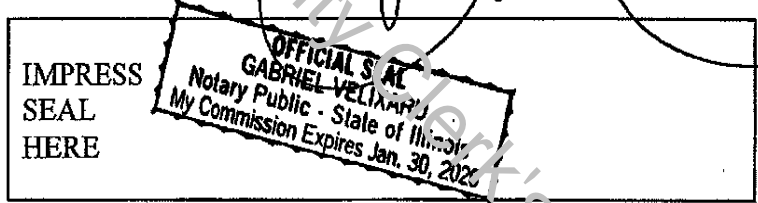
State of Illinois )  
County of Cook ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that ALEX JOHNSON, personally known to me to be the Manager of ATH PROPERTIES, LLC, an Illinois limited liability company, and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that as Manager he signed, sealed and delivered the said instrument as her 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 11 day of February, 2022.

Commission expires 01/30/2026



NOTARY PUBLIC




This instrument prepared by Amin Law Offices, 1900 E. Golf Road – Suite 1120, Schaumburg, IL 60173

<p><u>Mail To:</u> <u>AND GRANTEE'S ADDRESS</u> 16 Seeley LLC P.O. Box 648 Deerfield, IL 60015</p>	<p><u>Name and address of Taxpayer:</u> 16 Seeley LLC P.O. Box 648 Deerfield, IL 60015</p>
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		<b>COUNTY:</b>	240.00
		<b>ILLINOIS:</b>	480.00
		<b>TOTAL:</b>	720.00
17-18-103-007-0000		20220201620772	0-698-288-528

	<b>CHICAGO:</b>	3,600.00
	<b>CTA:</b>	1,440.00
	<b>TOTAL:</b>	5,040.00 *

17-18-103-007-0000 | 20220201620772 | 1-128-794-512

Total does not include any applicable penalty or interest due.

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## EXHIBIT A

### Legal Description

**PARCEL 1:**

**LOT 1 IN THE SUBDIVISION OF LOTS 30, 31, 32, 33, AND 34 IN SEELEY'S SUBDIVISION OF BLOCK 6 IN OWSLEY'S SUBDIVISION OF THE EAST QUARTER OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. INDEX NUMBER (S): 17-18-103-007-0000.**

**PARCEL 2:**

**LOT 2 IN THE SUBDIVISION OF LOTS 30 THROUGH 34 IN SEELEY'S SUBDIVISION OF BLOCK 6 IN OWSLEY'S SUBDIVISION OF THE EAST HALF OF THE NORTHEAST QUARTER OF THE NORTHWEST QUARTER OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14, E N, IN COOK COUNTY, ILLINOIS INDEX NUMBER (S): 17-18-103-009-0000.**

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