

UNOFFICIAL COPY

Doc#. 2209006368 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/31/2022 12:44 PM Pg: 1 of 5

22038105
**WARRANTY
DEED**

Dec ID 20220301652199
ST/CO Stamp 1-963-773-328 ST Tax \$90.00 CO Tax \$45.00
City Stamp 0-638-930-320 City Tax: \$945.00

THIS INDENTURE, made this 17th day of March, 2022 by **EPG Chicago JV IV LLC**, an Illinois limited liability corporation, 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 **SDK Restoration, Inc**, an Illinois corporation, GRANTEE, to vest in GRANTEE, all of the following described premises in Illinois, to wit:

The property commonly known as: **8513 S. Elizabeth St., Chicago, IL 60620, Parcel Identification No. 25-05-122-018-0000** 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: 
Hubert Kajpust, as authorized agent of EPG Chicago JV IV
LLC, Grantor

STATE OF ILLINOIS)
COOK COUNTY) SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Hubert Kajpust personally known to me or proven through satisfactory evidence to be the same person(s) whose name(s) is/are subscribed in the foregoing instrument, appeared before me this day in person, and signed, sealed and delivered the said instrument as such Grantor for the uses and purposes therein set forth.

Given under my hand and official seal, this 17th day of March, 2022




NOTARY PUBLIC

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

MAIL TO: STANISLAW MIETUS, 8943 S. 81ST AVE., HICKORY HILLS, IL 60457

SEND SUBSEQUENT TAX BILLS TO: STANISLAW MIETUS, 8943 S. 81ST AVE., HICKORY HILLS, IL 60457

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Appendix 1

Legal Description

THE SOUTH 30 FEET OF THE NORTH 42 FEET OF LOT 4 IN BROWN AND BRITAIN'S RESUBDIVISION OF LOT 2 (EXCEPT THE NORTH 2.24 FEET THEREOF) LOTS 3 TO 46 BOTH INCLUSIVE AND LOT 47 (EXCEPT THE NORTH 2.2 FEET THEREOF) IN BLAKESTEE'S SUBDIVISION OF BLOCK 10 IN W.O. COLES SUBDIVISION OF THE EAST ONE-HALF OF THE NORTHWEST QUARTER (EXCEPT THE SOUTH EAST QUARTER OF THE SOUTH EAST QUARTER OF THE NORTH WEST QUARTER) OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: **25-05-122-018-0000**

Common Address: **8918 S ELIZABETH STREET, Chicago, IL 60620**

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REAL ESTATE TRANSFER TAX

18-Mar-2022



CHICAGO:

675.00

CTA:

270.00

TOTAL:

945.00

25-05-122-018-0000 | 20220301652199 | 0-638-930-320

* Total does not include any applicable penalty or interest due

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

18-Mar-2022



COUNTY:
ILLINOIS:
TOTAL:

45.00
90.00
135.00

25-05-122-018-0000

20220301652199

1-963-773-328

Property of Cook County Clerk's Office