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2211119040

Doc# 2211119040 Fee \$88.00

SPECIAL WARRANTY DEED

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 04/21/2022 04:21 PM PG: 1 OF 3

THIS INDENTURE, made
this 15th day of April, 2020,
between **DISCOVERY INVESTMENTS
AND ACQUISITIONS, LLC**,
an Illinois limited liability company,
party of the first part, and

**CHICAGO TITLE LAND TRUST COMPANY AS TRUSTEE UNDER TRUST NUMBER
8002383160 DATED APRIL 8, 2020**, party(s) of the second part,

WITNESSETH, that party of the first part, for in consideration of the sum of TEN AND 0/100 Dollars (\$10.00) and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to his/her/its heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and said State of Illinois known and described as follows, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Property Index Number(s): 16-26-202-020-0000
Commonly Known As: 2222 Trumbull St., Chicago, IL 60623

together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right title, interest, claim or demand whatsoever, of the party of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, its heirs and assigns forever.

And the party of the first part, for itself and its successors, does covenant, promise and agree, to and with the party of the second part, its heirs and assigns, that it has not done anything whereby the said premises hereby granted are, or may be, in any manner encumbered or charged, except as herein recited, and that the said premises, against all persons lawfully claiming, or to claim the same, by, through or under it, it WILL WARRANT AND DEFEND, subject to: unpaid general taxes and special assessments for the 2019 1st installment and subsequent years; public, private and utility easements and roads and highways; covenants, conditions and restrictions of record; and acts suffered by or through party of the second part.

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IN WITNESS WHEREOF, the party of the first part has hereunto set their hands and seals this 15th day of April, 2020.

GRANTOR:


**DISCOVERY INVESTMENTS
AND ACQUISITIONS, LLC,**
an Illinois limited liability company

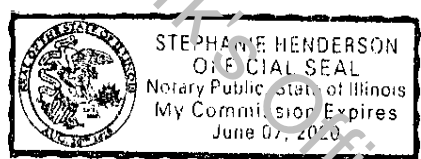
By: 
Marius Bolchis, its Manager

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Marius Bolchis**, personally known to me to be the same person(s) whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as a free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of April, 2020.


Notary Public



This instrument was prepared by
and should be returned to after recording:

Emmett R. McCarthy
STANKO MCCARTHY LAW GROUP
120 N. LaSalle St., Suite 1200
Chicago, Illinois 60602
(312) 236-8400



Mail to & send tax bill to:
Maria Saucedo
2830 S. Homan Ave.
Chicago, IL 60623

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EXHIBIT "A" Property Description

Lot 8 in Fanny E. Greenleaf's Subdivision of Lot 2 (except Railroad) and Lots 7 and 10 in Joy & Frisbee's Subdivision of the East half of the West half of the Northeast quarter of Section 26, Township 39 North, and Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office

REAL ESTATE TRANSFER TAX		21-Apr-2022
	COUNTY:	32.50
	ILLINOIS:	65.00
	TOTAL:	97.50
16-26-202-020-0000 20220301641728 2-135-849-872		

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REAL ESTATE TRANSFER TAX		21-Apr-2022
	CHICAGO:	487.50
	CTA:	195.00
	TOTAL:	682.50 *
16-26-202-020-0000 20220301641728 1-145-011-088		

* Total does not include any applicable penalty or interest due.