

UNOFFICIAL COPY

Doc#: 2221612019 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/04/2022 06:05 AM Pg: 1 of 4

SPECIAL WARRANTY DEED

22078386

Dec ID 20220701693051
ST/CO Stamp 0-166-822-480 ST Tax \$45.00 CO Tax \$22.50
City Stamp 1-870-463-568 City Tax: \$472.50

THIS INDENTURE, made this 14th day of July, between **RED PINE PROPERTIES, LLC**, a Delaware limited liability company, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and **CHICAGO SWAP, INC.**, party of the second part;

(GRANTEE'S ADDRESS) 1355 REMINGTON SUITE S, SCHAUMBURG, ILLINOIS 60173

WITNESSETH, that the said party of the first part, for and in consideration of the sum of TEN DOLLARS AND NO/100 (\$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 given by the manager of said company, by these presents does **REMISE, RELEASE, ALIEN AND CONVEY** unto the said party of the second part, and to their heirs and assigns, **FOREVER**, all the following described land, situated in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 38 IN THE SUBDIVISION OF LOTS 1 TO 16 INCLUSIVE AND LOTS 24 TO 46 INCLUSIVE IN BLOCK 11 IN LEECH'S SUBDIVISION OF THE WEST 10 ACRES OF THE SOUTH 70 ACRES OF THE WEST ½ OF THE NORTHEAST ¼ OF SECTION 8, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: covenants, conditions and restrictions of record; parties in possession; public and utility easements and roads and highways; party wall rights and agreements, if any; any building code violations, if any; general taxes for the 2021 and subsequent years;

PROPERTY BEING CONVEYED IN "AS IS" and "WHERE IS" CONDITION

Permanent Index Number(s): 20-08-215-022-0000

Property Address: 1116 WEST 51ST STREET, CHICAGO, ILLINOIS 60609

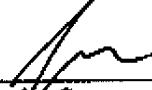
Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the said party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

And the said party of the first part, for itself and its successors, does covenant, promise and agree, to and with said party of the second part, their heirs and assigns, that it has not done or suffered to be 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 FOREVER DEFEND**.

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In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its Manager, the day and year first above written.

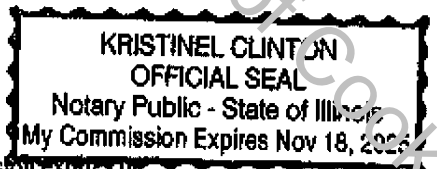
Red Pine Properties, LLC

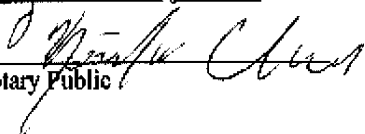
By 
Jordan Gross
Authorized Signatory

STATE OF ILLINOIS, COUNTY OF DuPage ss.

The undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT, Jordan Gross personally known to me to be an Authorized Signatory of Red Pine Properties, LLC, appeared before me this day in person, and acknowledged that as such Authorized Signatory, he signed, sealed and delivered this instrument 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 notarial seal, this 19 day of July, 2022.




Notary Public

My commission expires on _____

This instrument was prepared by Red Pine Properties, LLC, P.O. Box 8795, Carol Stream, IL 60197

Mail to:

CHICAGO SWAP, INC.
1355 REMINGTON SUITE S
SCHAUMBURG, ILLINOIS 60173

Name and Address of Taxpayer:

CHICAGO SWAP, INC.
1355 REMINGTON SUITE S
SCHAUMBURG, ILLINOIS 60173

County Clerk's Office

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REAL ESTATE TRANSFER TAX

03-Aug-2022



CHICAGO:

337.50

CTA:

135.00

TOTAL:

472.50*

20-08-215-022-0000 | 20220701693051 | 1-870-463-5688

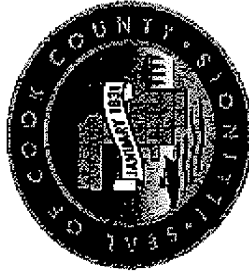
* Total does not include any applicable penalty or interest due

Property of County Clerk's Office

UNOFFICIAL COPY

REAL ESTATE TRANSFER TAX

03-Aug-2022



COUNTY:
ILLINOIS:
TOTAL:

22.50
45.00
67.50

20-08-215-022-0000

20220701693051

0-166-822-480

Property of Cook County Clerk's Office