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SPECIAL WARRANTY DEED

THE GRANTOR, Second City Equity, LLC, a Texas limited liability company, of 17w745 E. Butterfield Rd. #EF, Oakbrook Terrace, IL 60181 for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, does hereby grant, sell and convey unto grantee

Doc#: 2304641093 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 02/15/2023 12:10 PM Pg: 1 of 4

Dec ID 20230201650758
ST/CO Stamp 2-027-059-024 ST Tax \$149.00 CO Tax \$74.50

Above space for Recorder's Use only

INSIDE-OUT PROPERTIES, LLC, an Illinois limited liability company, of Batavia, Illinois, the following described real estate:

LOT 7 IN BLOCK 17 IN ORLAND HILLS GARDENS UNIT NUMBER 4, BEING A SUBDIVISION OF PART OF THE NORTH HALF (N1/2) OF THE NORTHWEST QUARTER (NW1/4) OF SECTION 16 AND PART OF THE NORTH HALF (N1/2) OF THE NORTHEAST QUARTER (NE1/4) OF SECTION 17, TOWNSHIP 36 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED JANUARY 19, 1960 AS DOCUMENT 17759773, IN COOK COUNTY, ILLINOIS.

Commonly known as: 15201 Highland Ave., Orland Park, IL 60462

Permanent Real Estate Index Number: 27-16-106-007-0000

TO HAVE AND TO HOLD the same forever. The Grantor warrants to the grantee and its successors in title that the Grantor has not created or permitted to be created any lien, charge, or encumbrance against said real estate except as herein set out; and grantor covenants that it will defend said premises to the extent of the warranties made herein against lawful claims of all persons.

SUBJECT TO: General real estate taxes for the year 2022 and subsequent years, and covenants, conditions, restrictions and easements of record.

Prepared by Peter G. Hallam, Esq. 1034 Sterling, Flossmoor, IL 60422

After Recording, Mail to:

ROBERT J. GALGAN JR.
340 W. BUTTERFIELD ROAD #1A
ELMHURST, IL 60126-5068

Send Subsequent Tax Bills To:

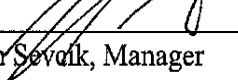
Inside Out
1425 Paramount Pkwy #10
BATAVIA IL 60510

FIDELITY NATIONAL TITLE OC23000174

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IN WITNESS WHEREOF, the Grantor has executed this Deed effective as of the 9 day of February, 2023.

SECOND CITY EQUITY, LLC

By:  _____
Joseph Sevaik, Manager

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State of Illinois)
)
 County of Cook) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Joseph Sevcik, personally known to me to be the same person 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 his free and voluntary act and as the manager of Second City Equity, LLC, for the uses and purposes therein set forth.

Given under my hand and official seal this 9 day of February 2022.

Commission expires _____



[Signature]
 Notary Public

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REAL ESTATE TRANSFER TAX

10-Feb-2023



COUNTY:	74.50
ILLINOIS:	149.00
TOTAL:	223.50

27-16-106-007-0000

| 20230201650758 | 2-027-059-024

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