

UNOFFICIAL COPY

Doc# 2321233379 Fee: \$107.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/31/2023 02:07 PM Pg: 1 of 3

WARRANTY DEED GENERAL

Dec ID 20230701675536
ST/CO Stamp 1-456-910-800 ST Tax \$115.00 CO Tax \$57.50
City Stamp 0-895-660-496 City Tax: \$1,207.50

Subsequent Tax Bills to:

Burbank Inc
4051 S. Kedzie
Chicago IL 60632

Mail to:

Burbank, Inc
4051 S. Kedzie
Chicago, IL 60632

THE GRANTOR(S), 53 Management LLC, a dissolved Illinois LLC winding up business, of the Cook County, State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY AND WARRANT TO: Burbank, Inc. of the _____ of _____ County of _____ State of Illinois in the form of ownership: Fee Simple all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois to wit:

LEGAL DESCRIPTION:

SEE ATTACHED

Commonly known as: 3740 S Kedzie Ave Chicago IL 60632
Permanent Real Estate Index Number: 16-35-406-079-0000

Subject to real estate taxes not yet due and payable, covenants, conditions, and restrictions of record and building lines and easements as exist, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption laws of the State of ILLINOIS, TO HAVE AND TO HOLD SAID premises.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

AMP
023-1974

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Dated: 18th day of JULY, 2023.

**63 Management LLC,
A Dissolved Illinois LLC Winding Up Business**

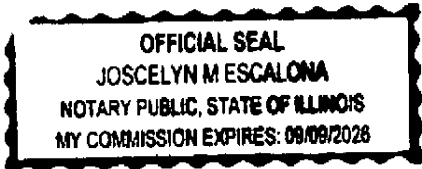
BY: [Signature]
Muhammed Sabih, Manager

BY: [Signature]
**Tony F. Cayuela as attorney in fact for
Tony J. Cayuela, Manager**

State of IL
County of COOK) } ss

I, the undersigned, a notary public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Muhammed Sabih and Tony F. Cayuela signed are 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/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and official seal, this 18th day of JULY, 2023.




[Signature]
NOTARY PUBLIC
Commission expires 09/09, 2026



**This instrument was prepared by
Chicagoland Property Law, LLC.
Mitchell T. Mancione Attorney at Law
5521 N. Cumberland Ave,
Suite 1120
Chicago, IL 60656**

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LEGAL DESCRIPTION

Lot 5 in Block 5 in Adam Smith's Subdivision of Lot 1 in Block 11, Lot 1 in Block 12 and all of Block 17 in J. H. Rees subdivision of the West half of the Southwest Quarter of Section 36 and That Part of the Southeast Quarter of Section 35, lying South of the Illinois and Michigan Canal in Township 39 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

REAL ESTATE TRANSFER TAX		24-Jul-2023
	CHICAGO:	862.50
	CTA:	345.00
	TOTAL:	1,207.50
16-35-406-020-0000 20230701675536 6-295-660-496		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		24-Jul-2023
	COUNTY:	57.50
	ILLINOIS:	115.00
	TOTAL:	172.50
16-35-406-020-0000 20230701675536 1-456-910-800		