

UNOFFICIAL COPY

SPECIAL WARRANTY DEED
ILLINOIS STATUTORY
LIMITED LIABILITY COMPANY



Doc# 2330355002 Fee \$93.00

RHSP FEE: \$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 10/30/2023 09:34 AM PG: 1 OF 3

Preparer File: GF-1022054

THE GRANTOR, M/I Homes of Chicago, LLC, a Delaware Limited Liability Company, and duly authorized to transact business in the state of Illinois, whose address is 2135 City Gate Lane, Suite 620, Naperville, IL 60563 for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Managers of said limited liability company, hereby grants, bargains, sells and conveys unto Fioder K. Shamoun, married, and Sam Lazar, married, as joint tenants, of 7899 N. Nordica Avenue, Niles, IL 60714, in the County of Cook, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record; Private, public and utility easements and roads and highways; Party wall rights and agreements; General taxes for the year 2023 and subsequent years

Grantor, for itself and its successors and assigns, hereby covenants and represents that it has not done, or suffered to be done, anything whereby the premises herby conveyed is, or may be, in any manner encumbered or charged, except as recited herein, and that it will warrant and defend the premises against all persons lawfully claiming by, through or under the grantor.

Permanent Real Estate Index Number(s): 09-20-322-021-0000

Address(es) of Real Estate: 1538 Slade Way
Des Plaines, IL 60018

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 Vice President of Operations this 19th day of October, 2023

M/I Homes of Chicago, LLC, a Delaware Limited Liability Company

By: 
Brian Potvin, Vice President of Operations

Real Estate Transfer Tax
No. 69423
\$2.00 per \$1,000.00
DES PLAINES 10/13/23
ILLINOIS
1538 SLADE WAY
CITY OF DES PLAINES

AL ESTATE TRANSFER TAX



26-Oct-2023

COUNTY: 214.00
ILLINOIS: 428.00
TOTAL: 642.00

09-20-322-021-0000

| 20231001643548 | 0-777-291-728

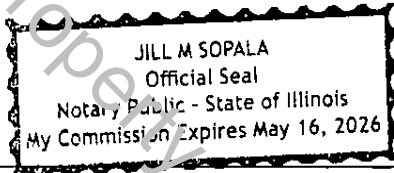
S Y
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STATE OF ILLINOIS, COUNTY OF DUPAGE

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Brian Potvin, personally known to me to be the Vice President of Operations of M/I Homes of Chicago, LLC, a Delaware Limited Liability Company, and personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Brian Potvin signed and delivered the said instrument, pursuant to authority given by the Managers of said limited liability company, as his free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal this 19th day of October, 2023.



Jill M Sopala
Notary Public

Prepared by:
M/I Homes of Chicago, LLC
2135 City Gate Lane, Suite 620
Naperville, IL 60563

Mail to:
Fioder K. Shamoun and Sam Lazar
1538 Slade Way
Des Plaines, IL 60018

Name and Address of Taxpayer:
Fioder K. Shamoun and Sam Lazar
1538 Slade Way
Des Plaines, IL 60018

Property of Cook County Clerk's Office

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Exhibit "A" – Legal Description

LOT 04-03 IN HALSTON MARKET, BEING A SUBDIVISION OF PART OF THE SOUTHWEST QUARTER OF SECTION 20, TOWNSHIP 41 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED SEPTEMBER 26, 2022 AS DOCUMENT NUMBER 2226922056, IN COOK COUNTY, ILLINOIS. CONTAINING 923 SQUARE FEET MORE OR LESS.

COOK COUNTY CLERK OFFICE
RECORDING DIVISION
118 N. CLARK ST. ROOM 120
CHICAGO, IL 60602-1387

Property of Cook County Clerk's Office

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