

# UNOFFICIAL COPY

2365041232575  
**SPECIAL WARRANTY  
DEED**  
(LLC to Individual)

Doc#: 2410024049 Fee: \$107.00  
KAREN A. YARBROUGH  
COOK COUNTY CLERK'S OFFICE  
Date 4/9/2024 9:30 AM Pg: 1 of 2

This Indenture made this  
12 day of  
September, 2023.

Dec ID 20230901622949  
ST/Co Stamp 1-945-023-440 ST Tax \$99.00 CO Tax \$49.50  
City Stamp 0-871-281-616 City Tax \$1,039.50

**Residential Capital Partners Secured Loan Fund XI, LLC**

party of the first part, and

**7606 S Luella Ave LLC, a limited liability company**

party of the second part.

Grantee's Address: \_\_\_\_\_

**WITNESSETH**, that the said party of the first part, for an in consideration of the sum of Ten Dollars (\$10.00) in hand paid by the party of the second part, in receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by (ness) 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, situate in the County of Cook and State of Illinois known and described as follows, to wit:

LOT 3 IN RESUBDIVISION OF LOTS 19 TO 24 INCLUSIVE IN BLOCK 4 OF BOYD AND HALL'S SUBDIVISION OF THE NORTH 1/2 OF THE WEST 1/2 OF THE EAST 1/2 OF THE SOUTHEAST 1/4 OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT RECORDED AS DOCUMENT 5765366, IN COOK COUNTY, ILLINOIS.

*subject to:* taxes not yet due and payable, general restrictions as they appear of record.

Permanent Real Estate Index No.: 20-25-412-021-0000

Property Address: 7606 S Luella Ave, Chicago, IL 60649

Together with all the singular and hereditaments and appurtenances thereunto belonging, or in anywise Appertaining, and the 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 and assigns forever.

And the said party of the first part, for itself and its successor, 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, WILL WARRANT AND FOREVER DEFEND.

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The 12 day of September, 2023.

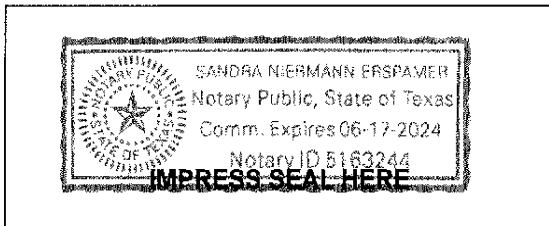
In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its President, the day and year first above written.

Residential Capital Partners Secured Loan Fund XI, LLC  
Richard Morgan, Duly authorized representative

BY: \_\_\_\_\_  
*(Signature)*

I, undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY ACKNOWLEDGE, that Richard Morgan personally appeared before me and acknowledged himself/herself as the duly authorized representative of Residential Capital Partners Secured Loan Fund XI, LLC and is the same the foregoing instrument, appeared before me this day in person and severally acknowledged that as such they signed and delivered the said instrument as pursuant to authority given by the Board of Directors of said corporation, as his/her free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal this 12 day of September, 2023.



My Commission expires on 6/17/2024  
*(Signature)*  
Notary Public

**This Instrument Was Prepared By:**  
  
Castle Law  
2 N. 129th Infantry Drive  
Joliet, IL 60435

**MAIL TO:** Joseph Ziccardi  
**SEND TAX BILLS TO:** 7606 Luella Ave LLC