

# UNOFFICIAL COPY

## Warranty Deed

ILLINOIS

Doc#: 2414120419 Fee: \$107.00

CEDRIC GILES

COOK COUNTY CLERK'S OFFICE

Date 5/20/2024 1:46 PM Pg: 1 of 3

Dec ID 20240501698882

ST/Co Stamp 1-952-053-552 ST Tax \$500.00 CO Tax \$250.00

*Above Space for Recorder's Use Only*

THE GRANTOR(s) <sup>Cor.</sup> Cyprus Long, Inc. an Illinois Corporation of the City of Blue Island, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and WARRANT(s) to *(Name and Address of Grantee-s)* JJ & ZA Commercial LLC as a Limited Liability Company of Blue Island, Illinois, the following described Real Estate situated in the County of Cook in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part here of.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

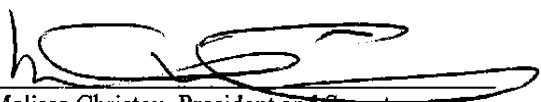
SUBJECT TO: General taxes for 2023 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 25-31-300-005-0000

Address(es) of Real Estate: 13115 S. Western Avenue  
Blue Island, IL 60406

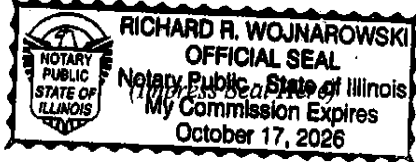
The date of this deed of conveyance is

*May 10, 2024*

  
Melissa Christou, President and Secretary

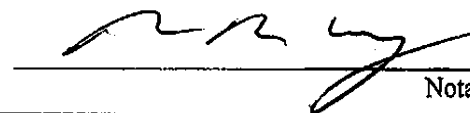
State of Illinois, County of Cook ) ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Melissa Christou, President and Secretary, personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.



*(My Commission Expires*

Given under my hand and official seal on 5-16-2024



Notary Public

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## LEGAL DESCRIPTION

For the premises commonly known as:  
 13115 S. Western Avenue  
 Blue Island, IL 60406

**Legal Description:**

LOT 3 (EXCEPT THE NORTH 33 FEET) AND (EXCEPT THE SOUTH 40 FEET) OF  
 LOT 4 IN THE SUBDIVISION OF BLOCK 17, IN THAT PART OF BLUE ISLAND  
 SUBDIVISION IN CALUMET, IN SECTION 31, TOWNSHIP 37 NORTH, RANGE 14,  
 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

This instrument was prepared by James L. Ebersohl 11212 S. Harlem, Worth, IL 60482	<p style="text-align: center; margin-bottom: 0;"><i>Grantees Address</i></p> Send subsequent tax bills to: JJ & ZA Commercial LLC 13115 S. Western Ave Blue Island IL 60406	Recorder-mail recorded document to: → Same
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# UNOFFICIAL COPY

**REAL ESTATE TRANSFER TAX**

13-May-2024



<b>COUNTY:</b>	250.00
<b>ILLINOIS:</b>	500.00
<b>TOTAL:</b>	750.00

25-31-300-005-0000

| 20240501698882 | 1-952-053-552

Property of Cook County Clerk's Office