

THIS INDENTURE, made this 20th day of November, 2001, between B G INVESTMENTS INC., a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, party of the first part, and Felix M. Padilla whose address is 2254 North Avers Avenue, Chicago, Illinois 60647 party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by the party of the second part,

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2001-11-21 09:55:33
Cook County Recorder 23.50



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the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to his heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

Lot 2 in Charles S. Neeros Resubdivision of Block 3 of Grant and Keeney's Addition to Pennock, a Subdivision of the East 1/2 of the West 1/2 of the Northwest 1/4 of Section 35, Township 40 North, Range 13 East of the Third Principal Meridian, in Cook County, Illinois.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the 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 party of the second part, his heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to and with the party of the second part, his 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, it WILL WARRANT AND DEFEND, subject to: all unpaid general taxes and special assessments and to covenants, conditions, easements and restrictions of record.

Permanent Real Estate Index Number(s): 13-35-109-022-0000
Address(es) of real estate: 2254 North Avers Avenue, Chicago, Illinois 60647

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attested by its Secretary, the day and year first above written.

City of Chicago Real Estate
Dept. of Revenue Transfer Stamp
265831 \$1,368.75
11/21/2001 09:39 Batch 06533 8



B G INVESTMENTS INC., a corporation,
By: Bonnie J. Gray
Bonnie J. Gray, President

Attest: Michelle Henderson
Michelle Henderson, Secretary

This instrument prepared by: Frank R. Dufkis, Esq., 120 North LaSalle Street, Suite 2820, Chicago, Illinois 60602

