TICOR TITLE INSURANCE

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1408/0287-45 001 Page 1 of 3 2002-01-23 12:53:26 Cook County Recorder 25.50



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QUIT CLAIM DEED

THE GRANTOR, BRIAN ROSEN, a married man, for and in consideration of Ten (\$10.00) and no/100 DOLLARS and other valuable consideration in hand paid, CONVEYS and QUIT CLAIMS all his right, title and interest to the BR GROUP, L.L.C., an Illinois limited liability company, 2113 N. Oakley, Chicago, Illinois 60047 in and to the following described real estate situated in the County of Cook in the State of Illinois, to wit:

LOT 16 IN BLOCK 1 IN MCCONNELL AROTHERS SUBDIVISION OF THE EAST ½ OF BLOCK 7 IN CANAL TRUSTEES' SUBDIVISION OF THE EAST ½ OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 14-29-224-009-0000

Address of Real Estate: 1028 W. Wolfram, Chicago, Illinois 60657

subject only to easements, restrictions, covenants of record and real estate taxes for 2001 and subsequent years, TO HAVE AND TO HOLD said premises forever to gether with the tenements and appurtenances thereunto belonging for the uses and purposes herein sea forth.

THIS IS NON-HOMESTEAD PROPERTY.

IN WITNESS WHEREOF, the Grantor has affixed his signature hereto this <u>h</u> day of Incember, 2001, 3002

Brian Rosen

State of Illinois)
County of _______)
SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that BRIAN ROSEN is 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

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acknowledged that she signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

JABOLAMY, 2002 Given under my hand and official seal, this 16 day of December, 2001

This transaction is exempty pursuant to 35 ILCS 305/4 (e).

e = under \$100

d = correct mistakes or rerecord prior deads

m = deeds pursuant to a mortgage foreclosure

This instrument was prepared by:

Bruce F. Hoffman, Esq. Pollak & Hoffman Ltd. 1200 Shermer Road, Suite 301 Northbrook, Illinois 60062

MALLED!

Mail Subsequent Tax Bills To:

BR GROUP, L.L.C. Attn: Mr. Brian Rosen 2113 N. Oakley Chicago, Illinois 60647

UN GRANTEE CHANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire tiple/ty/real estate under the laws of the State of Illinois.

Dated / EC

Signature:

Subscribed and sworn to before me by the said nover. How MOFFICIAL SEAL PAT CHAVIN d/ day of Notary Public, State of Illinois 28<u>2001</u> My Commission Exp. 05/01/2004 Notary Public

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, at Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to co jusiness or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire and hora title to real estate under the laws of the State of Illinois.

Signature:

Subscribed and sworn to before me by the said Brucest Hott

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Notary Public, State of Illinois

NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class Consdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Atach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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Property or County Clark's Office