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Deed Prepared By:

Jay L. Dolgin, Esq. Hochman, Dolgin, Delott & Prohov, P.C. 30 N. LaSalle Street #4300 Chicago, IL 60602

Mail Recorded Deed To:

Brian C. Shea Foran, Nashari & O'Toole LLC 55 W. Wacker Drive, Suite 925 Chicago, IL 60601

Mail Tax Bills To:

Remus Partners LLC 4115 W. Ogden Avenue Chicago, IL 60623



Eugene "Gene" Moore Fee: \$26.00 Cook County Recorder of Deeds Date: 02/18/2004 11:59 AM Pg: 1 of 2

WARRANTY DEED

THE GRANTOR, SPARRER SAUSAGE COMPANY, 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, for and in consideration of the sum of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Board of Directors of said corporation CONVEYS and WARRANTS unto

> **Remus Partners LLC** 4115 W. Ogden Avenue Chicago, Illinois 60623

BOX33-CTI

the following described Real Estate situated in the County of Cook and State of Illinois to wit:

LOT 4 IN DEWOLF'S SUBDIVISION OF LOTS 12 TO 16 OF EPPS' SUBDIVISION OF THAT PART OF THE EAST 1/3 OF THE WEST 1/2 OF THE NORTHEAST 1/4, LYING NORTH OF OGDEN AVENUE, (EXCEPT THE NORTH 5 ACRES) IN SECTION 27, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject To: general real estate taxes not yet due and payable; utility easements of record; zoning ordinances and building laws.

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Address of Property: 4236 W. Ogden Avenue, Chicago, IL 60623

Permanent Index Number: 16-27-203-054-0000

In Witness Whereof, said Grantor 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, this day of February, 2004.

SPARRER SAUSAGE COMPANY., INC., an Illinois corporation

By:

Brian Graves, President

CITY OF CHICAGO

STATE OF ILLINOIS

COUNTY OF COOK

REAL ESTATE TRANSFER TAX

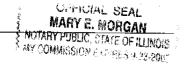
OO487.50

FP 102805

I, the undersigned, a Notary Fublic, in and for the County and State atoresaid, Do HEREBY CERTIFY, that Brian Graves, personally known to me to be the President and Jill Graves, personally known to me to be the Secretary of SPARRER SAUSAGE COMPANY, INC., and personally known to me to be the sand person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such President and Secretary, they signed and delivered the said instrument as President and Secretary of said corporation, and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this _____ day of February, 2004.

Commission expires:



Notary Public

