

UNOFFICIAL COPY

FA# 2121907

WARRANTY DEED

MAIL TO:

Jeffrey H Gottlieb
1650 N Arlinton Hts RI
Arlinton Hts, IL 60004

NAME & ADDRESS OF TAXPAYER:

2521 North Austin Avenue LLC
201 Andover Dr
Prospect Hts, IL 60070



Doc#: 1100540071 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 01/05/2011 11:37 AM Pg: 1 of 3

THE GRANTOR, CLASSIC BUSINESS GROUP, LLC – SERIES 2521 N. AUSTIN AVE., a series limited liability company created and existing under and by virtue of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN DOLLARS, in hand paid, and pursuant to authority given by the Members and Managers of the Limited Liability Company, CONVEYS and WARRANTS to 2521 Austin LLC, a limited liability company created and existing under and by virtue of the State of Illinois and duly authorized to transact business in the State of Illinois, all right, title and interest in the following described Real Estate situated in the county of COOK and State of Illinois, to wit:

LOT 25 AND THE SOUTH 5 FEET OF LOT 26 IN BLOCK 4 IN BOOTH'S SUBDIVISION OF THE SOUTH 33 1/3 ACRES OF THE WEST 1/2 OF THE SOUTH EAST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 13-29-416-013-0000


Property Address: 2521 North Austin Avenue, Chicago Illinois 60639

In Witness whereof, said Grantor has caused its name to be signed to these presents, this 14th day of December, 2010.

S Y
P 3
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Property of Cook County Clerk's Office

STATE OF ILLINOIS
 STATE TAX

 DEC. 28. 10
 REAL ESTATE TRANSFER TAX
 DEPARTMENT OF REVENUE


0000000000

REAL ESTATE TRANSFER TAX
00245.00
FP 103027

COOK COUNTY
 COUNTY TAX

 DEC. 28. 10
 REAL ESTATE TRANSACTION TAX
 REVENUE STAMP

0000000000

REAL ESTATE TRANSFER TAX
00122.50
FP 103028

CITY OF CHICAGO
 CITY TAX

 DEC. 28. 10
 REAL ESTATE TRANSACTION TAX
 DEPARTMENT OF REVENUE

0000011810

REAL ESTATE TRANSFER TAX
02572.50
FP 102812

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Classic Business Group, LLC – Series 2521 N. Austin Ave.

By: *Ramesh Mehra*
Ramesh Mehra, Manager

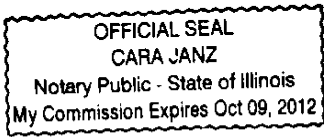
STATE OF ILLINOIS)
) SS
COUNTY OF ~~COOK~~)
DeKalb

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that the above signed Manager is personally known to me to be the Manager of Classic Business Group, LLC – Series 2521 N. Austin Ave., same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and severally acknowledged that as such Manager, he signed and delivered the said instrument, pursuant to authority given by the limited liability company, as its free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and notary seal, this 14th of December, 2010.

[Signature]

My commission expires:



PREPARED BY:
Levin Ginsburg, 180 N. LaSalle St., #3200, Chicago, Illinois 60601

DeKalb County Clerk's Office