



Doc#: 1135303045 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/19/2011 03:34 PM Pg: 1 of 4

Property of Cook County Clerk's Office

QUIT CLAIM DEED

MIDWEST PROPERTY GROUP, LTD., an Illinois corporation ("Grantor"), for and in consideration of the sum of Ten and No/100 Dollars (\$10.00), cash in hand paid by CENTRAL-DIVISION LLC., an Illinois limited liability company 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 ("Grantee"), and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged by Grantor, and by these presents does CONVEY and QUIT CLAIM to Grantee, that certain tract of real property situated in Cook County, Illinois, and described in Exhibit A attached hereto and made a part hereof for all purposes, together with all and singular the rights, privileges, hereditaments, and appurtenances pertaining to such real property, including any and all improvements and fixtures currently attached to and located thereon (the "Property").

Permanent Index Number (PIN): 15-01-106-035-0000
15-01-106-040-0000
15-01-106-041-0000

Property Address: 7601-03 North Avenue, River Forest, Illinois

I HEREBY DECLARE THAT THE ATTACHED REPRESENTS A TRANSACTION EXEMPT UNDER THE PROVISIONS OF 35 ILCS 200/31-45 (e), REAL ESTATE TRANSFER TAX ACT.

DATED: 11/29/2011 SIGNED: [Signature]
David L. Shaw

This document prepared by:

David L. Shaw
Shaw Gussis Fishman Glantz
Wolfson & Towbin, LLC
321 North Clark Street, 8th Floor
Chicago, IL 60654

After recording return to:

David L. Shaw
Shaw Gussis Fishman Glantz
Wolfson & Towbin, LLC
321 North Clark Street, 8th Floor
Chicago, IL 60654

Future tax bills to:

Central-Division LLC
c/o Midwest Property Group, Ltd.
920 York Road #300
Hinsdale, IL 60521

EXEMPTION APPROVED

DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST

[Signature]

UNOFFICIAL COPY

EXHIBIT A

LEGAL DESCRIPTION

Lot 1 (except the West 10.00 feet thereof); Lot 54 (except the South 6.00 feet thereof) in Edwin E. Wood's Subdivision of that part of the East 1/2 of the Northwest 1/4 of Section 1, Township 39 North, Range 12, East of the Third Principal Meridian, lying North of the South 42 acres thereof (except the West 220.62 feet of that part lying North of a line 200.00 feet North of the North line of the South 66 acres of the East 1/2 of the Northwest 1/4 Section 1, Township 39 North, Range 12, East of the Third Principal Meridian), in Cook County, Illinois.

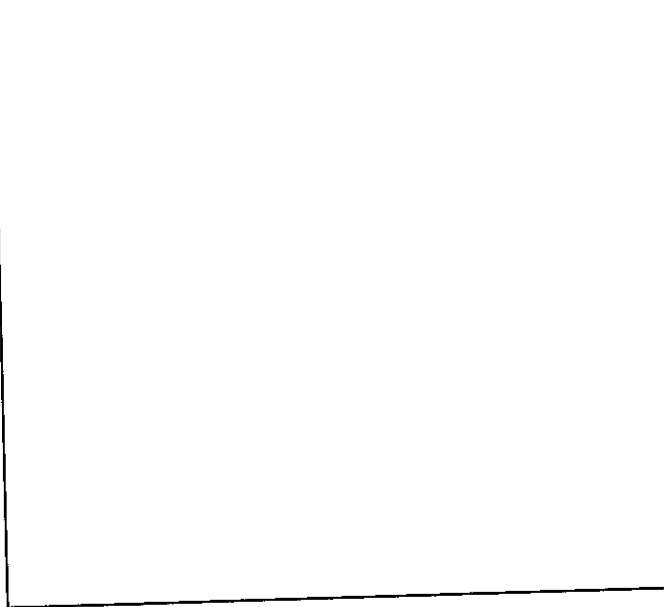
Property of Cook County Clerk's Office

EXEMPTION APPROVED

DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST

Nancy Laine

UNOFFICIAL COPY



Property of Cook County Clerk's Office

STATEMENT BY GRANTOR AND GRANTEE

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 title to real estate under the laws of the State of Illinois.

Dated: December 6, 2011

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and Sworn to before me by the said Grantor this 7 day of December, 2011.



Kristen Tabascio
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, 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 and hold title to real estate under the laws of the State of Illinois.

Dated: December 6,, 2011

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and Sworn to before me by the said Grantor this 7 day of December, 2011.



Kristen Tabascio
Notary Public

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

EXEMPTION APPROVED
DEPUTY VILLAGE CLERK OF VILLAGE OF RIVER FOREST
[Handwritten Signature]