

UNOFFICIAL COPY



Doc#: 1229104090 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/17/2012 01:48 PM Pg: 1 of 3

THIS DOCUMENT HAS BEEN
PREPARED BY:
Amstein & Lehr LLP
120 South Riverside Plaza
Suite 1200
Chicago, Illinois 60606
Barry R. Katz

SPECIAL WARRANTY DEED

AVERS PARTNERS LLC, an Illinois limited liability company ("Grantor"), for and in consideration of the sum of Ten Dollars (\$10.00) in hand paid to 721 N AVERS INVESTORS LLC, an Illinois limited liability company ("Grantee"), and for other good and valuable consideration, the receipt and sufficiency of which consideration are hereby acknowledged, has GRANTED, SOLD, and CONVEYED, and by these presents does GRANT, SELL, and CONVEY unto Grantee that certain tract of real property located in Cook County, Illinois as more particularly described on Exhibit A attached hereto, incorporated herein, and made a part hereof for all purposes, together with any and all rights appertaining thereto, and any and all of the improvements located thereon (said real property, together with any and all of the related improvements, rights, and appurtenances belonging or appertaining thereto, and any and all of the improvements located thereon, being herein collectively referred to as the "Property").

TO HAVE AND TO HOLD the Property unto Grantee, its heirs, executors, administrators, legal representatives, successors and assigns forever, subject to the matters herein stated; and Grantor does hereby bind itself and its successors and assigns to WARRANT AND FOREVER DEFEND all and singular the Property unto Grantee, its heirs, executors, administrators, legal representatives, successors and assigns, against every person lawfully claiming by, through, or under Grantor, but not otherwise. In making this conveyance, the Grantor releases and waives all rights under and by virtue of the Homestead Exemption laws of the State of Illinois.

[Remainder of Page Intentionally Left Blank – Signature Page(s) Follow]

Box 400-CTCC

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IN WITNESS WHEREOF, the Grantor has executed and delivered this Special Warranty Deed this September 21, 2012.


AVERS PARTNERS LLC,
an Illinois limited liability company

By: *A Khalil*
Name: Ayman Khalil
Its: Managing Member

State of Illinois)
) SS:
County of Lake)

I, *Norma Magana* a Notary Public in and for the County and State aforesaid, do hereby certify that **Ayman Khalil**, Managing Member of **AVERS PARTNERS LLC**, an Illinois limited liability company, personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Managing Member, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary acts and as the free and voluntary act of said corporation for the uses and purposes therein set forth.



GIVEN under my hand and notarial seal this September 21, 2012.

REAL ESTATE TRANSFER	10/01/2012
 CHICAGO:	\$3,150.00
CTA:	\$1,260.00
TOTAL:	\$4,410.00

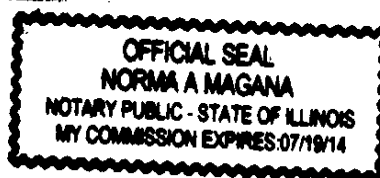
16-11-103-019-0000 | 20120901603397 | 9Q4CF3

Norma Magana
Notary Public

My Commission Expires:
7-19-14

REAL ESTATE TRANSFER	10/01/2012
  COOK	\$210.00
ILLINOIS:	\$420.00
TOTAL:	\$630.00

16-11-103-019-0000 | 20120901603397 | J7P6QJ



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EXHIBIT A LEGAL DESCRIPTION

LOTS 20 AND 21 IN THOMAS J. DIVENS SUBDIVISION OF BLOCK 1 OF F. HARDINGS SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: 16-11-103-019-0000

Commonly known as: 421 N. Avers, Chicago, IL 60624 -1129

Ave.

721

No. 1 to and mail tax bills to.

721 North Avers Investors LLC

7100 N. Sheridan St.

Chicago, IL 60626