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Doc#: 1400935015 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/09/2014 08:44 AM Pg: 1 of 4

THIS DOCUMENT WAS PREPARED BY:

Michael D. Burstein
MUCH SHELIST
191 North Wacker Drive, Suite 1800
Chicago, Illinois 60606.1615

AFTER RECORDING, RETURN TO:

ALLEN BROTHERS 1893, LLC
c/o The Chefs' Warehouse, Inc.
100 East Ridge Road
Ridgefield, CT 06877
Attn: Alexandros Aldous, Esq.

**SEND ALL FUTURE TAX BILLS TO THE GRANTEE
AT THE ADDRESS SET FORTH BELOW:**

ALLEN BROTHERS 1893, LLC
c/o The Chefs' Warehouse, Inc.
100 East Ridge Road
Ridgefield, CT 06877
Attn: Alexandros Aldous, Esq.

This space reserved for Recorder's use only.

8930317 D2-DG 1 of 4

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED is made as of the 11th day of December 2013, by **3801-3809 SOUTH HALSTED, LLC**, an Illinois limited liability company (the "**Grantor**"), of Cook County, Illinois, to **ALLEN BROTHERS 1893, LLC**, a Delaware limited liability company (the "**Grantee**"), having an address of c/o The Chefs' Warehouse, Inc., 100 East Ridge Road, Ridgefield, CT 06877.

The Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other valuable consideration, receipt whereof is hereby acknowledged, hereby **GRANTS, BARGAINS, SELLS, ALIENS, REMISES, RELEASES, CONVEYS and CONFIRMS** unto the Grantee all right, title and interest of the Grantor in and to the Real Estate, more particularly described on **Exhibit "A"** attached hereto, together with all tenements, hereditaments and appurtenances thereunto belonging.

Subject, however, to the matters set forth in **Exhibit "B"** attached hereto and made a part hereof, and the Grantor hereby covenants with the Grantee that the Grantor has good right and lawful authority to sell and convey the Real Estate and hereby warrants the title to the Real Estate and will defend the same against the lawful claims of all persons claiming by, through, or under the Grantor, but not otherwise.

Box 400-CTCC

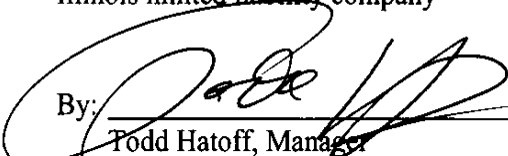
4581707

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IN WITNESS WHEREOF, the Grantor has executed this Special Warranty Deed as of the day and year first above written.

3801-3809 SOUTH HALSTED, LLC, an Illinois limited liability company

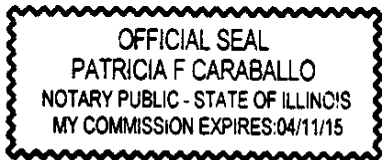
By: 
Todd Hatoff, Manager

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

The undersigned, a Notary Public in and for the said County, in the State aforesaid, **DOES HEREBY CERTIFY** that Todd Hatoff, the Manager of **3801-3809 SOUTH HALSTED, LLC**, an Illinois limited liability company, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument as such Manager, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 9th day of December, 2013.


Notary Public



My Commission Expires:

4/11/15

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EXHIBIT "A" TO SPECIAL WARRANTY DEED

LEGAL DESCRIPTION



LOTS 26, 27, 28, 29, AND 30 IN MC PHERSON ALLERTON'S ADDITION TO CHICAGO BEING A SUBDIVISION OF BLOCK 25 IN CANAL TRUSTEES SUBDIVISION OF SECTION 33, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


PROPERTY ADDRESS:

3801-3809 South Halsted
Chicago, Illinois **60609**

PERMANENT TAX INDEX NUMBERS:

17-33-321-001-0000
17-33-321-002-0000
17-33-321-003-0000
17-33-321-004-0000
17-33-321-005-0000

<u>REAL ESTATE TRANSFER</u>		12/13/2013
	COOK	\$164.25
	ILLINOIS:	\$328.50
	TOTAL:	\$492.75
17-33-321-001-0000 20131201601802 WKHJTV		

<u>REAL ESTATE TRANSFER</u>		12/13/2013
	CHICAGO:	\$2,463.75
	CTA:	\$985.50
	TOTAL:	\$3,449.25
17-33-321-001-0000 20131201601802 834TEL		

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EXHIBIT "B" TO SPECIAL WARRANTY DEED

PERMITTED EXCEPTIONS

1. GENERAL OR SPECIAL REAL ESTATE TAXES NOT YET DUE AND PAYABLE.
2. ACTS DONE OR SUFFERED TO BE DONE BY GRANTEE.
3. PARTY WALL ON THE SOUTH LINE OF THE LAND.

Property of Cook County Clerk's Office