

UNOFFICIAL COPY

**SPECIAL
WARRANTY DEED**
Statutory (Illinois)
(Corporation to Corporation)



Doc#: 1423322018 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/21/2014 09:08 AM Pg: 1 of 4

MAIL TO: MEDALLION
PROPERTY MANAGEMENT LLC
6633 North Lincoln Avenue
Lincolnwood, IL 60712

NAME & ADDRESS OF TAXPAYER:
Triple M Mazel LLC
6633 N Lincoln Ave
Lincolnwood, IL 60712

THIS INDENTURE, made this 16th day of August, 2014, between **AAA FINANCIAL, LLC An Illinois Limited Liability Company**, 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, party of the first part, and **TRIPLE M MAZEL, LLC An Illinois Limited Liability Company**, and duly sworn to transact business in the State of Illinois, party of the second part, WITNESSETH, that the party of the first part, for and in consideration of the sum of \$10.00 (Ten dollars and no/100s) in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to the authority of the Board of directors and said corporation, by these presents does REMISE, RELEASE, ALIEN AND CONVEY unto the party of the second part, and to their heirs and assigns, FOREVER, all the following described real estate, situated in the County of COOK and the state of ILLINOIS known and described as follows, to wit:

LEGAL DESCRIPTION ATTACHED HERETO

SUBJECT TO ANY AND ALL CONVENANTS, CONDITIONS, EASEMENTS, RESTRICTIONS AND ANY OTHER MATTERS OF RECORD AND GENERAL REAL ESTATE TAXES FOR THE YEARS 2013 AND SUBSEQUENT YEARS.

Together with all and singular the hereditament and appurtenances thereunder belonging, or in any way appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO HAVE AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their heirs and assigns, forever.

ADDRESS: 12416 S. Eggleston, Chicago, IL 60628
P.I.N.# (s) 25-28-314-023-0000

IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be affixed and caused its name to be signed to these presents by its Corporation President, and attested by its Secretary, the day and year above written.

AAA FINANCIAL, LLC
BY: [Signature]
ARI COHEN, MANAGER

UNOFFICIAL COPY

EXHIBIT A

P.I.N. #(s) 25-28-314-023-0000

LOT 35 IN BLOCK 2 IN HURD AND ANDREW'S SUBDIVISION OF LOTS 5 AND 6 IN ANDREW'S SUBDIVISION OF THE EAST $\frac{1}{2}$ OF THE SOUTHWEST $\frac{1}{4}$ OF THE SOUTHEAST FRACTIONAL $\frac{1}{4}$ OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 14, NORTH OF THE INDIAN BOUNDARY LINE, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

UNOFFICIAL COPY

STATEMENT BY GRANTOR/GRANTEE

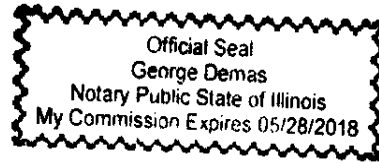
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire an hold title to real estate 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: 8/18, 2014

Signature: _____
Grantor or Agent

Subscribed and sworn to before me by the said Agent this 18 day of Aug, 2014.

Notary Public



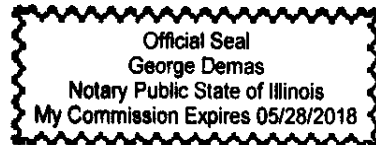
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 title to real estate the laws of the State of Illinois.

Dated: 8/18, 2014

Signature: _____
Grantor or Agent

Subscribed and sworn to before me by the said Agent this 18 day of Aug, 2014.

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.)