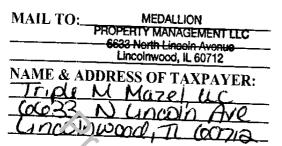
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SPECIAL
WARRANTY DEED
Statutory (Illinois)
(Corporation to Corporation)





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

THIS INDENTAKE, made this day of day of lower, 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 TRIFLE 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 AT FACHED 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 ir ony way appertaining, and the reversions, remainder and remainders, rents, issues and profits thereof, and all the estate, right, tirle, interest, claim or equity, of, in and to the above described premises, with the hereditament and appurtenances: TO IAV 3 AND HOLD the said premises as above described, with the appurtenances, unto the part of the second part, their here 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.

BY:

ARI COHEN, MANAGER

AAA EHNANCIAL LLC

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| STATE OF ILLINOIS |) |
|-------------------|------|
| |) SS |
| COUNTY OF COOK |) |

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID, DO HEREBY CERTIFY THAT ARI COHEN, MANAGER, PERSONALLY KNOWN TO ME TO BE THE MANAGER OF SAID LIMITED LIABILITY COMPANY, APPEARED BEFORE ME THIS DAY IN PERSON AND SEVERALLY ACKNOWLEDGED THAT AS SUCH MANAGER, HE SIGNED AND DELIVERED SAID INSTRUMENT AS HIS FREE AND VOLUNTARY ACT, AND AS THE FREE AND VOLUNTARY ACT OF SAID LIMITED L'ABILITY COMPANY, FOR THE USES AND PURPOSES THEREIN SET FORTH.

GIVEN UNDER MY HAND AND NOTARIAL SEAL, this day of Acord

My commission expires

IMPRESS SEAL HERE:

Official Seal Cyuthia Freed Notary Public State of Illinois My Commission Expires 01/10/2016

NAME AND ADDRESS OF PREPARER:

COUNTY-ILLINOIS TRANSFER STAMPS EXEMPT I OF REAL ESTATE TRANSFER TAX

Sharon A. Zogas & Associates, LTD. 10020 South Western Avenue

Chicago, IL 60643

Buyer, Seller or Representative

(DATE)

| REAL ESTATE TRAI | SFER TAX | 19-Aug-2014 |
|--------------------|----------------|---------------|
| | CHICAGO: | 0.00 |
| | CTA: | 0.00 |
| 25 20 24/ 424 | TOTAL: | 0.00 |
| zo-zo-314-023-000(| 20140501604294 | 1-650-735-232 |

| REAL EST | TATE TRANSI | FER TAX | 20-Aug-2014 |
|----------|-------------|----------------|---------------|
| | (42) | COUNTY: | 0.00 |
| | | ILLINOIS: | 0.00 |
| | | TOTAL: | 0.00 |
| 25-28-31 | 4-023-0000 | 20140501604294 | 0-891-263-104 |

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EXHIBIT A

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

LOT 35 N BLOCK 2 IN HURD AND ANDREW'S SUBDIVISION OF LOTS 5 AND 6 IN ANDREW'S SUBDIVISON OF THE EAST ½ OF THE SOUTHWEST ¼ OF THE SOUTHEAST FLACTIONAL ¼ OF SECTION 28, TOWNSHIP 37 NORTH, RANGE 14, NORTH OF THE INDIAN BOUNDARY LINE, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

DIAN BOUNDAN

N. IN COOK COUNTY, ILLINOIS.

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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: 3/18, 2014 | Signature: | An- |
|--------------------------------|------------------------------|---------------------------------------|
| NO. | | intor or Agent |
| Subscribed and sworn to before | me by the said Agent this 18 | _day of _ A - 1, 2014 |
| H Ox | | |
| Notary Public | \$ | Official Seal |
| rotary i done | Notary | George Demas Public State of Illinois |
| | | ssion Expires 05/28/2018 |

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 or Thinois.

Dated: 8 18, 2014 Signature: Grantor or Agent

Subscribed and sworn to before me by the said Agent this 15 day of 4 and 4 day of 4 day of

Notary Public

Official Seal
George Demas
Notary Public State of Illinois
My Commission Expires 05/28/2018

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.)