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15NW 7115503 NB, 1/1



1517001046

WARRANTY DEED
ILLINOIS STATUTORY
(Corporation to Corporation)

Doc#: 1517001046 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 06/19/2015 11:24 AM Pg: 1 of 4

Property of Cook County Clerks Office

THE GRANTOR, 6250 West Howard Street, LLC, an Illinois limited liability company located at 6019 West Howard Street, Niles, IL 60714, 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, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Sole Member of said company, CONVEY(S) and WARRANT(S) to Blue Soleil LLC, whose principal place of business is 39 Ainslie Street, Brooklyn, New York, 11211, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: The Permitted Exceptions listed on Exhibit "B" attached hereto and made a part hereof

Permanent Real Estate Index Number(s): 13-01-126-061-0000

Address(es) of Real Estate: 3016 W. Peterson, Chicago, Illinois ~~60646~~ ⁶⁰⁶⁵⁹

In Witness Whereof, said party of the first part has caused its name to be signed to these presents by its Manager effective the 24 day of April, 2015.

6250 West Howard Street, LLC
An Illinois limited liability company

By Adam M. Lefebvre
Adam M. Lefebvre
Its Manager

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BOX 333-CT

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STATE OF ILLINOIS

COUNTY OF COOK

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Adam M. Lefebvre, personally known to me to be the Manager of 6250 West Howard Street, LLC, an Illinois limited liability company, and personally known to me to the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that as such Manager he signed and delivered the instrument pursuant to authority given by the Members as his free and voluntary act and as the free and voluntary act and deed of said company, for the uses and purposes therein set forth.

Given under my hand and notarial seal this 24th day of April, 2015

Notary Public

Prepared By: Mr. Michael R. Grabill
Olson, Grabill & Flitcraft
707 Skokie Blvd., Suite 420
Northbrook, IL 60062






Mail To:

Donovan LLP
152 Madison Ave
14th Floor
New York, NY 10016
Attn: Bryan P. McCrossen

Name & Address of Taxpayer:

Blue Soleil LLC
39 Ainslie Street
Brooklyn, New York
11211

REAL ESTATE TRANSFER TAX		27-Apr-2015
	CHICAGO:	18,367.50
	CTA:	7,347.00
	TOTAL:	25,714.50
13-01-126-061-0000 20150401679896 1-877-889-280		

REAL ESTATE TRANSFER TAX		27-Apr-2015
	COUNTY:	1,224.50
	ILLINOIS:	2,449.00
	TOTAL:	3,673.50
13-01-126-061-0000 20150401679896 1-830-442-368		

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Legal Description

That part of Lots 7, 8, 9, and 10 lying North of a line 67 feet North of and parallel with the South line of the Northwest 1/4 of Section 1, in Block 5 in the Nixon and Prassas Lincoln and Peterson Avenue Addition to North Edgewater, in the Northwest 1/4 of Section 1, Township 40 North, Range 13, East of the Third Principal Meridian, according to the Plat filed in the Registrar's Office of Cook County, Illinois on June 19, 1917 as document number 74453 and in the Recorder's Office as document 6133092, in Cook County, Illinois.

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EXHIBIT B

Covenants, conditions and restrictions of record, Private, public and utility easements and roads and highways, General taxes not due and payable as of the date hereof.

COOK COUNTY
RECORDER OF DEEDS
SCANNED BY _____

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