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WARRANTY DEED

This document was prepared by
and after recording return to:
Jeffrey M. Galkin, Esq.
Levin Ginsburg
180 N. LaSalle Street, Suite 3200
Chicago, Illinois 60601

Send Subsequent Tax Bills to:
Robert Bernstein
2432 W. Dakin
Chicago, IL 60615



Doc#: 1518717157 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/06/2015 04:11 PM Pg: 1 of 4

(The Above Space for Recorders Use Only)

THE GRANTOR, ROBERT BERNSTEIN, a married man, of Chicago, Illinois, for and in consideration of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration in hand paid, CONVEY and WARRANT to ROBERT LLC, an Illinois limited liability company, whose principal place of business is 2432 W. Dakin Street, Chicago, Illinois 60618, all interest in the following described real estate, situated in the County of Cook and the State of Illinois known and described as follows, to wit:

See Exhibit A attached hereto.

Permanent Index Number: 20-30-435-038-0000 and 20-30-435-045-0000
Commonly Known As: 7820 S. Ashland Avenue, Chicago, Illinois 60620

TOGETHER with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion or reversions, remainder or remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of the Grantor, either in law or equity, in and to the above-described premises, with the hereditaments and appurtenances, subject to real estate taxes and installments of special assessments not yet due and payable; covenants, conditions, and restrictions and building lines of record.

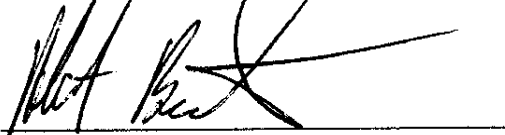
CCRD REVIEWER *Rwisto*

| REAL ESTATE TRANSFER TAX | | 07-Jul-2015 |
|---|----------|-------------|
| | CHICAGO: | 0.00 |
| | CTA: | 0.00 |
| | TOTAL: | 0.00 |
| 20-30-435-038-0000 20150701603950 0-359-232-384 | | |

| REAL ESTATE TRANSFER TAX | | 07-Jul-2015 |
|---|-----------|-------------|
| | COUNTY: | 0.00 |
| | ILLINOIS: | 0.00 |
| | TOTAL: | 0.00 |
| 20-30-435-038-0000 20150701603950 1-654-535-040 | | |

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Dated this 9 day of June, 2015.

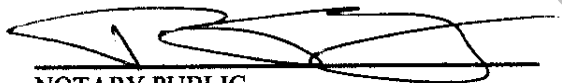


 Robert Bernstein

STATE OF Illinois)
) SS.
 COUNTY OF Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ROBERT BERNSTEIN, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 9 day of June, 2015.




 NOTARY PUBLIC

My Commission Expires: 7-21-16

OFFICIAL SEAL
 PAUL M DUDLEY
 Notary Public - State of Illinois
 My Commission Expires Jul 21, 2016

THIS TRANSFER IS EXEMPT UNDER THE PROVISIONS OF PARAGRAPH (E), SECTION 31-45 OF THE REAL ESTATE TRANSFER TAX LAW.

Agent  Date: June 9, 2015.

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LEGAL DESCRIPTION

LOTS 7 TO 18 INCLUSIVE, IN BLOCK 64 IN SUBDIVISION OF BLOCKS 1, 61, 63 AND 64 IN THE DEWEY AND VANCE SUBDIVISION OF SOUTH ½ OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Tax Parcel Identification Number: 20-30-435-038-0000 and 20-30-435-045-0000
Commonly Known As: 7820 S. Ashland Avenue, Chicago, Illinois 60620

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

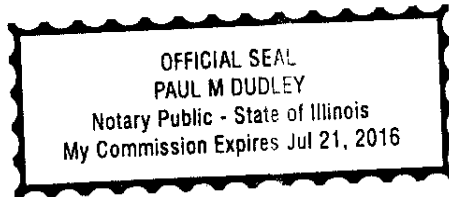
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Date: June 9, 2015.

Signature: [Handwritten Signature]
Robert Bernstein, Grantor

SUBSCRIBED AND SWORN TO BEFORE ME THIS 9 DAY OF JUNE, 2015.

[Handwritten Signature]
NOTARY PUBLIC



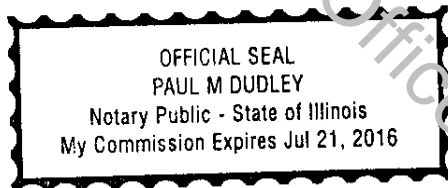
The grantee or its agent affirms and verifies that the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date: June 9, 2015.

Signature: [Handwritten Signature]
Robert LLC, Grantee
By: Robert Bernstein, a Member

SUBSCRIBED AND SWORN TO BEFORE ME THIS 9 DAY OF JUNE, 2015.

[Handwritten Signature]
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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in COOK COUNTY, IL, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]