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SPECIAL WARRANTY DEED

(Corporation to Corporation)

Doc#: 1528050026 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/07/2015 01:23 PM Pg: 1 of 3

FIDELITY NATIONAL TITLE

SP15011403

----- This agreement made this 10 day of JULY, 2015 between MAG WORLD ENTERPRISES LLC, a limited liability company created and existing under and by virtue of the laws of the United States of America, and duly authorized to transact business in the State of Illinois, party of the first, and GLOBAL PREMIER ASSET MANAGEMENT, LLC, a limited liability company created and existing under and by virtue of the laws of the United States of America, and duly authorized 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 Ten Dollars (\$10.00) and other valuable consideration 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 of said Corporation, by these presents does FEMISE, RELEASE, ALIEN, AND CONVEY all of the following described real estate, situated in the County of COOK State of Illinois known and described as follows, to wit:

See attached legal description

Permanent Index Number(s): 21-31-200-029-0000

Property Address: 7922 S Muskegon Ave., Chicago, IL 60617

SUBJECT TO: Covenants, conditions and restrictions of record so long as they do not interfere with Grantee's use and enjoyment of the property; Real estate taxes not yet due and payable at the time of closing (2) Covenants, conditions, restrictions and easements apparent or of record; (3) All applicable zoning and building ordinances; utility easements; party wall rights and agreements

Together with all singular and hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof, and all the estate, right, title, interest, claim, or demand whatsoever, of the party of the first, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.

And the party of the first part, for itself, and its successors, does covenant, promise and agree, to

MR

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and with the party of the second part, His/her/their heirs and assigns, that it has not done or suffered to be done, anything whereby the said premises hereby granted are, or maybe, in any manner encumbered or charged, except as herein recited.

IN WITNESS WHEREOF; said party of the first has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its authorized representative.

By: *[Signature]* (SEAL)

MAG WORLD ENTERPRISES, LLC

STATE OF IL

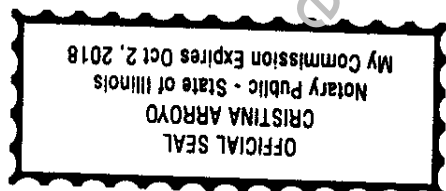
COUNTY OF COOK ^{ISS} _{WLB}

I, CRISTINA ARROYO the undersigned, a Notary Public in and for said County, in the State aforesaid DO HEREBY CERTIFY that MARY ANN L. GREGORY personally known to me to be the Authorized Representative of MAG WORLD ENTERPRISES, LLC, a limited liability company, and 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 severally acknowledged that as such Authorized Representative, they signed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Manager of the Limited Liability Company as their free and voluntary act, and as the free and voluntary act and deed of said Corporation.

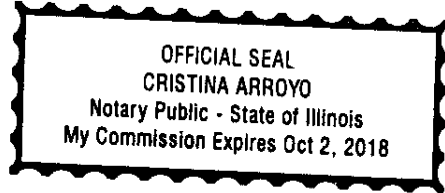
Given under my hand & official seal this 10 day of JULY 2015

[Signature] Notary Public.

Prepared by: Iqbal Law Offices PC
1315 W. 22nd St
Suite 102
Oak Brook, IL 60523



Tax Bill & Mail to: Global Premier Asset Management, LLC
331 Newman Springs Rd., Ste. 143
Red Bank, NY 07701






UNOFFICIAL COPY**Legal Description**

LOT 38 AND 39 IN FOWLER'S SUBDIVISION OF BLOCK 4 IN THE CIRCUIT COURT COMMISSIONERS PARTITION OF THE NORTHWEST ¼ OF THE NORTHEAST ¼ AND THE NORTHEAST ¼ OF THE NORTHWEST ¼ OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 21-31-200-029-0000

Property Address: 7922 S Muskegon Ave., Chicago, IL 60617

REAL ESTATE TRANSFER TAX		07-Oct-2015
	CHICAGO:	243.75
	CTA:	97.50
	TOTAL:	341.25
21-31-200-029-0000 20151001633596 1-850-703-936		

REAL ESTATE TRANSFER TAX		07-Oct-2015
 	COUNTY:	16.25
	ILLINOIS:	32.50
	TOTAL:	48.75
21-31-200-029-0000 20151001633596 0-425-164-864		

MR