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THIS DOCUMENT WAS PREPARED BY:

JOY OF

Howard A. Balikov, Ltd. 400 Central Avenue, Suite 310 Northfield, Illinois 60093

UPON RECORDING RETURN TO:

Howard A. Balikov, Ltd. 400 Central Avenue, Suite 310 Northfield, Illinois 60093

SEND TAX BILLS TO:

Gary M. Lev 951 Forest Avenue Glencoe, Illinois 60022



|Doc# 1636222049 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAUIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/27/2016 11:15 AM PG: 1 OF 3

The above space for recorders use only

WARRANTY DEED

THIS WARRANTY DEED is made as of joccupar / , 2016 by and among JEFFREY H. GERBER, a single man, LYNN CEPBER SPIERS, a married woman, PAULA R. LEV, a married woman, and GARY M. LEV, a married man (collectively, "Grantor") to and in favor of 3328 N. DAMEN AVE., INC., an Illinois corporation, ("Grantee").

WITNESSETE:

That Grantor, for and in consideration of the sum of \$10.00 and other good and valuable considerations, the receipt and legal sufficiency of which hereby is acknowledged, do hereby CONVEY AND WARRANT unto Grantee, the following described land ("Land") charted in Cook County, Illinois:

Lot 41 in block 16 in c.t. yerke's subdivision of blocks 33 to 36, 41 to 44 in the subdivision of section 19, township 40 north, ra 1ge 14, east of the third principal meridian (except the south west ¼ of 1r north east ¼ and the south east ¼ of the north west ¼ and the east ½ of the south east ¼ thereof) in cook county, Illinois.

Subject to: General real estate taxes not due and payable at the time of recording of this instrument; covenants, conditions, rights of way and restrictions of record and building lines and easements, if any, applicable zoning ordinances, and matters appearing on any recorded plat of the land.

TOGETHER with all the tenements, hereditaments, and appurtenances thereto.

Permanent Real Estate Index Number:

14-19-323-034-0000

Addresses of Land:

3328 N. Damen Avenue, Chicago, Illinois 60618



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TO HAVE AND TO HOLD the same unto Grantee forever, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. This is not homestead property for any interest. IN WITNESS WHEREOF, Grantor has executed this deed the day and year first above-written. STATE OF ILLINO SS. COUNTY OF COOK a Notary Public in and for the said County, in the State afore said, DO HEREBY CERTIFY that JEFFREY H. GERBER, LYNN GERBER SPIERS, PAULA R. LEV and GARY M. LEV, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth. Given under my hand and official seal, this // Notary Put My Commission Expires AL SEAL HOWARD A BALIKON NOTARY PUBLIC - STATE OF ILLINOIS ÉSTATE TRANSFER TAX LAW 35 ILCS 200/31-45 SUB. PAR.E. 12-14-16 DATE: REAL ESTATE TRANSFER TAX 27-Dec-2016 CHICAGO: 0.00 **REAL ESTATE TRANSFER TAX** 27-Dec-2016 CTA: 0.00 COUNTY: 0.00 TOTAL: 0.00 ILLINOIS: 0.00 TOTAL: 14-19-323-034-0000 | 20161201696438 -19-323-034-0000 20161201696438 2-139-161-792

* Total does not include any applicable penalty or interest due.

1636222049 Page: 3 of 3

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his/her Agent affirms that, to the best of his/her knowledge, 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: _/Z - /4, 2016. Signature:
Subscribed and sworn to before the by the said agent, Jeffrey H. Gerber, Lyon Gerber Spion Faula R. Lev, Oary M. Lev this /9 day of / 2016. OFFICIAL SEAL HOWARD A BALIKOV NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:05/30/20
The Grantee or his/her Agent affirm various that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a indictrust 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 and hold title to real estate under the laws of the State of Illinois.
Date: 12 - 14, 2016. Signature: 1 Signature
Subscribed and sworn to before me by the said agent, Jeffrey H. Gerber, Lynn Gerber Spers, Patria K. Lev. Gary Mr. Lev OFFICIAL SEAL HOWARD A BALIKOV Notary Public Notary Public STATE OF ILLINOIS MY COMMISSION EXPIRES:05/30/20
NOTE: Any person who knowingly submits a false statement concerning the

(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.)

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.