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THIS INSTRUMENT
PREPARED BY:
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PreroLaw, P.C.
8424 Skokie Blvd., Suite 200
Skokie, Illinois 60077



Doc# 1734719044 Fee \$44.00

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

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 12/13/2017 01:29 PM PG: 1 OF 4

~~AFTER RECORDING~~ Record and Return to:
RETURN TO: Madison Title Agency, LLC
Jeffrey Zwick & Associates, National Commercial Dept
4309 13th Avenue, 1125 Ocean Avenue
Brooklyn, NY 11219 Lakewood, NJ 08701
MTA 118900-16

MAIL TAX BILLS TO:
C/O Brimar Asset Management
1 Stag CT
Suffern, NY 10901

SPECIAL WARRANTY DEED

THIS SPECIAL WARRANTY DEED (this "Deed"), dated as of this 20 day of November, 2017, is given by **Chicago Apts for Rent LLC**, an Illinois limited liability company having an office located at 5225 W. Madison Ave. Chicago IL 60644 ("Grantor") to **8200 S Exchange Ave Holdings LLC** ("Grantee") a Delaware limited liability company having an office located at 1 Stag CT, Suffern, NY 10901 ("Grantee").

WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration paid by Grantee, the receipt and sufficiency of which are hereby acknowledged, and pursuant to authority given by said company, by these presents does remise, release, alien and convey unto Grantee and to Grantee's successors and assigns, forever, the real estate situated in the County of Cook and State of Illinois, legally described on Exhibit "A" attached hereto (the "Property").

TO HAVE AND TO HOLD THE SAME, together with all rights and appurtenances to the same belonging, unto Grantee and its successors and assigns forever. Grantor hereby covenants that Grantor and its successors and assigns will warrant and defend the title to the Property unto Grantee and to its successors and assigns forever, against the lawful claims of all persons claiming by, through or under Grantor but none other, subject only to: general Real Estate taxes not due and payable at the time of Closing; building lines and building restrictions of record; zoning and building laws and ordinances; public and utility easements; covenants and restrictions of records; party wall rights and agreements, if any; existing leases or tenancies; acts done or suffered by or through the Buyer.

THE REMAINDER OF THIS PAGE IS INTENTIONALLY LEFT BLANK - SIGNATURE PAGE FOLLOWS

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IN WITNESS WHEREOF, Grantor has caused this Deed to be executed by its duly authorized representative the day and year first above written.

Grantor:

CHICAGO APTS FOR RENT, LLC
an Illinois limited liability company

By: CHICAGO APTS FOR RENT MANAGER, INC.
an Illinois corporation,
its managing member

By: *Wafika Khan*
Wafika Khan, President

COOK COUNTY
RECORDER OF DEEDS

COOK COUNTY
RECORDER OF DEEDS

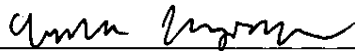
Property of Cook County Clerk's Office

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STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County and State aforesaid, DO HEREBY CERTIFY THAT Wafika Khalil, personally known to me, the President of Chicago Apts for Rent Manager Inc, an Illinois corporation, the manager of Chicago Apts for Rent LLC, an Illinois limited liability company, whose name is subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that she signed, sealed and delivered the said instrument as her free and voluntary act and as the act of said corporation for the uses and purposes therein set forth.

Given under my hand and Notarial Seal this 24 day of November, 2017.




 Notary Public

My Commission Expires:



March 31, 2018



REAL ESTATE TRANSFER TAX	13-Dec-2017
	CHICAGO: 14,403.75
	CTA: 5,761.50
	TOTAL: 20,165.25 *

21-31-227-050-0000 | 20171201666710 | 0-864-368-672

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

REAL ESTATE TRANSFER TAX	13-Dec-2017
	COUNTY: 960.25
	ILLINOIS: 1,920.50
	TOTAL: 2,880.75

21-31-227-050-0000 | 20171201666710 | 1-319-530-528

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Exhibit "A"

AS TO TRACT I:

LOTS 1 AND 2 IN WALTER S. HAINE'S SUBDIVISION OF BLOCK 2 (EXCEPT THE EAST 40 FEET THEREOF) IN CIRCUIT PARTITION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE SOUTH 1/2 OF THE SOUTH EAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AS TO TRACT II:

LOTS 6 AND 7 IN BLOCK 1 IN THE SUBDIVISION OF LOT 1 IN CIRCUIT COURT PARTITION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AS TO TRACT III:

LOTS 7 AND 8 IN HAINE'S SUBDIVISION OF BLOCK 2 IN CIRCUIT COURT PARTITION OF THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE NORTHWEST 1/4 AND THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AS TO TRACT IV:

LOTS 8, 9 AND 10 IN BLOCK 1 IN THE SUBDIVISION OF LOT 1 IN CIRCUIT COURT PARTITION OF THE SOUTH 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 AND THE SOUTH 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN(s): 21-31-227-050-0000 as to TRACT I, 21-31-228-006-0000, 21-31-228-007-0000 as to TRACT II, 21-31-227-051-0000 as to TRACT III, 21-31-228-008-0000, 21-31-228-009-0000 and 21-31-228-010-0000 as to TRACT IV, of the City of Chicago, County of Cook.

Property commonly known as: 8200 S. Exchange Avenue, 8211-8213 S. Exchange Avenue, 8214 S. Exchange Avenue, and 8217-23 S. Exchange Avenue, Chicago, IL 60617