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Doc# 1827713040 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/04/2018 04:03 PM PG: 1 OF 4

[illegible]

SUBJECT TO: Covenants, conditions and restrictions of record, General taxes for 2017 and subsequent years including taxes which may accrue by reason of new or additional improvements during the years,

Address of Real Estate: 2342 West Foster Avenue, Chicago, Illinois 60625

Dated this 10 day of March, 2018



Ihor Zhuk

Gerard S.

Gerard Scheffler

THIS IS NOT HOMESTEAD PROPERTY IN GRANTORS

LCRD REVIEW

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ihor Zhuk, 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 10 day of March, 2018.



(Notary Public)

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gerard Scheffler, 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 10 day of March, 2018.



(Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH

SECTION 31-45,
REAL ESTATE TRANSFER TAX LAW

DATE: 03-10-18

Signature of Buyer, Seller or Representative

Prepared By:

Daniel G. Lauer, Esq.
1424 West Division Street
Chicago, Illinois 60642

Mail To:

Daniel G. Lauer, Esq.
1424 West Division Street
Chicago, Illinois 60642

Name & Address of Taxpayer:

Aspen Realty Partners, LLC
2005 North 74th Court
Elmwood Park, Illinois 60707

REAL ESTATE TRANSFER TAX

04-Oct-2018



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00 *

14-07-114-025-0000 | 20181001698662 | 0-370-866-336

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

REAL ESTATE TRANSFER TAX

04-Oct-2018



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

14-07-114-025-0000 | 20181001698662 | 1-934-129-312

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EXHIBIT A LEGAL DESCRIPTION

LOT 64 IN O.B. CONKLIN'S SUBDIVISION OF PART OF THE WEST ½ OF THE SOUTHWEST ¼ OF THE NORTHWEST ¼ OF SECTION 7, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known As: 2342 West Foster Avenue, Chicago, Illinois 60625
PIN: 14-07-114-025-0000

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, 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.

Dated MARCH 10, 2018

Signature _____

Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID I. Zhuk
THIS 10 DAY MARCH, 2018.



NOTARY PUBLIC _____

The grantee of his agent affirms and verifies that 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 and hold title to real estate under the laws of the State of Illinois.

Dated MARCH 10 2018

Signature _____

Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID G. Scheffler
THIS 10 DAY OF MARCH, 2018.



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 of a Class A misdemeanor for subsequent offenses.

[Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.]