

UNOFFICIAL COPY



Chicago Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY

PT 18. 48884
182

Doc#: 1902247123 Fee: \$52.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/22/2019 11:50 AM Pg: 1 of 3

Dec ID 20190101674911
ST/CO Stamp 0-305-020-576
City Stamp 0-338-091-680

THE GRANTOR, Urban Communities, LLC, an Illinois limited liability company, created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, in hand paid, **CONVEYS** and **WARRANTS** to **GRANTEE** White Oak Properties Group, LLC, an Illinois limited liability company, having its principal place of business in Chicago, Illinois, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

Lot 15 in Block 1 in Woodlawn Ridge Subdivision of the South 1/2 of the Northwest 1/4 of Section 23, Township 38 North, Range 14 East of the Third Principal Meridian in Cook County, Illinois.

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; existing leases and tenancies; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not yet due and payable.

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.

Permanent Real Estate Index Number: 20-23-119-051-0000
Address of Real Estate: 6547-49 S. Minerva, Chicago, IL 60637
Ave

This transfer is exempt under Paragraph (e) of the Property Tax Code, 35 ILCS 200/31-45(e).

[SIGNATURE ON THE FOLLOWING PAGE]

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Dated this 29th day of November, 2018.

Urban Communities, LLC, an Illinois limited liability company,

By: White Oak Properties, LLC, an Illinois limited liability company, its Manager

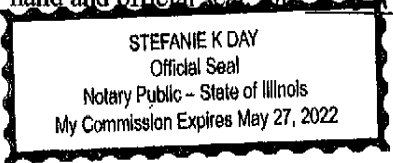
By: DMI Real Estate Group, LLC, a California limited liability company, its Manager

By: [Signature]
Name: BJ Kim
Its: Member

STATE OF Illinois, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT BJ Kim, Member of DMI Real Estate Group, LLC, a California limited liability company, Manager of White Oak Properties Group, LLC, an Illinois limited liability company, Manager of Urban Communities, LLC, an Illinois limited liability company, 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, including the release and waiver of the right of homestead.

Given under my hand and official seal this 29th day of November, 2018



Stefanie K. Day (Notary Public)

Prepared By: Thompson & Thompson
19 S. LaSalle St., Suite 302
Chicago, IL 60603

Mail To, Name & Address of Taxpayer:
White Oak Properties Group, LLC
10200 Sepulveda Blvd., Ste. 290
Los Angeles, CA 91345

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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 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.

Dated 11.29.18

Signature Stephanie K. Day
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Agent
THIS 29th DAY OF November,
2018.



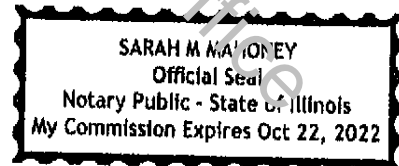
NOTARY PUBLIC Sarah M. Mahoney

The grantee or 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 11.29.18

Signature Stephanie K. Day
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Agent
THIS 29th DAY OF November,
2018.



NOTARY PUBLIC Sarah M. Mahoney

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.]