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WARRANTY DEED

LLC to Individual

This agreement, made this 19th day of April, 2019, between LD Capital, LLC a LLC 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, party of the first part, and William R. Gibbons and Rebecca E. Gibbons

Husband and Wife, tenants

Husband and Wife, tenants by the entirely Doc#. 1910722140 Fee: \$52.00

Edward M. Moody

Cook County Recorder of Deeds
Date: 04/17/2019 01:07 PM Pg: 1 of 3

Dec ID 20190301633522

ST/CO Stamp 0-993-995-680 ST Tax \$395.00 CO Tax \$197.50

City Stamp 0-329-829-280 City Tax: \$4,147.50

party of the second part, V/ITNESSETH, that the party of the first part, for and in consideration of the sum of ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the receipt of which is acknowledged, and pursuant to the authority of the Members/Managers of said LLC, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND WARRANT unto be party of the second part, and to his/her/their heirs and assigns, FOREVER, all the following described real estate, situated and described as follows, to wit

FIDELITY NATIONAL TITLE SC 19005317

COMMONLY KNOWN AS: 9347 S. Longwood Dr., Chicago, IL 60/43

PIN: 25-06-416-010-0000

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estates for 2018 and subsequent years.

Together with all and singular the 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, tide, interest, claim or demand whatsoever, of the party of the first part, 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.

REAL ESTATE TRANSFER TAX		16-Apr-2019
	CHICAGO:	2,962.50
	CTA:	1,185.00
	TOTAL:	4,147. 5 0 *
25-06-416-010-00	00 20190301633522	0.330.930.390

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

REAL ESTATE	TRANSFER T	'AX	16-Apr-2019
REAL COTATE		COUNTY:	197.50
		ILLINOIS:	395.00
		TOTAL:	592,50
25-06-416	3-010-0000	20190301633522)-993-995-680

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IN WITNESS WHEREOF, said party of the first part has caused its seal to be hereto affixed, and has caused its name to be signed to these presents by its Managers, the day and year first above written.

LD Capital, LLC	
Name of LLC.	
By: David Guggenheim, Manager	
STATE OF (L) SS	
COUNTY OF COOK	
<i>y</i>	
I, the undersigned Notary Public in and for said CERTIFY that, <u>David Guggenheim</u> , personally known an Illinois LLC, and personally known to me to be foregoing instrument, appeared before me this day such Manager he signed, sealed and delivered the sabe affixed thereto, pursuant to authority, given by the and voluntary act, and deed of said LLC, for the use Given under my hand and official seal, this	wn to me to be the Manager of, LD Capital, LLC, the same person whose name subscribed to the in person, and severally acknowledged that as and instrument and caused the seal of said LLC to Members/Managers of said LLC as their free
	control of the design of the sections of the sections of the section of the secti
This instrument prepared by Gardi & Haught, Ltd., 9	TAX BILL TO: William & Rebecca
MAIL TO: JMC Law Group	Gibbons
10 S. LaSalle St.	9347 S. Longwood Dr.
Ste. 3500	Chicago, IL 60643
Chicago, IL 60603	
Recorder's Office Box No.	

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LEGAL DESCRIPTION

LOT 8 (EXCEPT THE NORTH 50 FEET THEREOF) IN LONGWOOD SUBDIVISION, BEING A SUBDIVISION BY EUGENE S. PIKE OF THAT PART OF THE SOUTHEAST 1/4 OF SECTION 6, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF CENTER LINE OF SPRUCE STREET SOUTH OF THE CENTER LINE OF 93RD STREET, WEST OF WEST LINE OF RIGHT OF WAY OF PITTSBURGH, CINCINNATI AND ST. LOUIS RAILWAY AND NORTH OF SOUTH LINE OF SAID QUARTER SECTION MARKED LONGWOOD SUBDIVISION MAP WHEREOF RECORDED IN RECORDER'S OFFICE ON JANUARY 18, 1889 IN BOOK 32 OF PLATS PAGE 37, AS DOCUMENT NUMBER 1052338, IN COOK COUNTY, ILLINOIS.

COMMONLY KINOWN AS: 9347 S. Longwood Dr., Chicago, IL 60643 Or Coot County Clert's Office

PIN: 25-06-416-010-0000