

UNOFFICIAL COPY

FIRST AMERICAN TITLE
FILE # 2976/65

Doc#: 1919006012 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 07/09/2019 09:44 AM Pg: 1 of 3

WARRANTY DEED

Statutory (Illinois)
(a Limited liability company to
Individual)

Dec ID 20190601607614
ST/CO Stamp 0-980-113-504 ST Tax \$300.00 CO Tax \$150.00
City Stamp 1-422-354-528 City Tax: \$3,150.00

THE GRANTOR, FALCON RENTAL PROPERTIES LLC, CHICAGO 16 SERIES, 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 and No/100 (\$10.00) Dollars, and other good and valuable consideration, duly paid by GRANTEE, CONVEY(S) and WARRANT(S) to: Coley Brown, whose current mailing address is 1 Delaware Place, Unit 18J, Chicago, IL the following described Real Estate described on Exhibit A attached hereto and incorporated herein by reference subject only to the following exceptions: covenants, conditions and restrictions of record; public and utility easements; acts done by or suffered through Buyer; existing leases and tenancies if any; all special governmental taxes or assessments confirmed and unconfirmed; and general real estate taxes not due and payable at the time of closing.

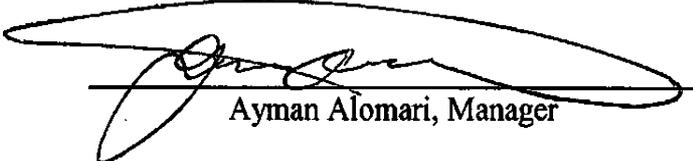
Address of Real Estate: 130 South Sacramento Boulevard, Chicago, Il 60612

Permanent Real Estate Index No. 16-13-115-052-0000

Legal Description attached as Exhibit A and made a part hereof

IN WITNESS WHEREOF, the below Grantor has executed this Warranty Deed on the 3rd day of July, 2019.

FALCON RENTAL PROPERTIES, LLC
CHICAGO 16 SERIES, AN ILLINOIS LIMITED
LIABILITY COMPANY


Ayman Alomari, Manager

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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, DO HEREBY CERTIFY that Ayman Alomari, Manager of FALCON RENTAL PROPERTIES LLC, CHICAGO 16 SERIES 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 set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 3RD day of July 2019.

Commission expires OCTOBER 9, 2019



Elizabeth M Ranucci
Notary Public

This instrument was prepared by LAW OFFICES OF SANA'A HUSSIEN & ASSOCIATES, PC, 14490 John Humphrey Drive, Orland Park, IL 60462

MAIL TO:

Ian Berliner, Esq.
35 E Wacker Drive, Suite 1980
Chicago, IL 60601

SEND SUBSEQUENT TAX BILLS TO:

Coley Brown
130 S Sacramento Blvd
Chicago, IL 60612

EXHIBIT A

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LEGAL DESCRIPTION

Legal Description: LOT 54 (EXCEPT THEREFROM THAT PART OF LOT 54 CONVEYED BY DEED RECORDED JANUARY 30, 1889 IN BOOK 2467 AND 313 AS DOCUMENT 1056425 AND EXCEPT THAT PART OF LOT 54 DESCRIBED AS FOLLOWS; BEGINNING AT A POINT ON THE NORTH LINE OF SAID LOT 54, 45 FEET 3/8 INCHES WEST ON THE NORTHEAST CORNER OF SAID LOT 54; RUNNING THENCE EAST 45 FEET 3/8 INCHES TO THE NORTHEAST CORNER OF SAID LOT 54; RUNNING THENCE SOUTH ON THE EAST LINE OF SAID LOT 54, 3-1/8 INCHES; THENCE WESTERLY TO A POINT 4 INCHES SOUTH OF THE PLACE OF BEGINNING, CONTINUING THENCE WEST ON A LINE PARALLEL WITH THE NORTH LINE OF SAID LOT 54 AND 4 INCHES SOUTH THEREOF TO A POINT ON THE WEST LINE OF SAID LOT 54 A DISTANCE OF 4 INCHES SOUTH OF THE NORTHWEST CORNER OF SAID LOT 54; THENCE NORTH ON THE WEST LINE OF SAID LOT 54, A DISTANCE OF 4 INCHES TO THE NORTHWEST CORNER OF SAID LOT 54; THENCE EAST OF THE PLACE OF BEGINNING IN COOK COUNTY, ILLINOIS) IN FRANCIS B. LITTLE'S RESUBDIVISION OF BLOCK 1 OF DERBY AND WALLACE'S SUBDIVISION OF THAT PART SOUTH OF BARRY POINT ROAD IN THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 16-13-115-052-0000 (VOL. 556)

Property Address: 130 S. Sacramento Blvd., Chicago, Illinois 60612-2714

Property of Cook County Clerk's Office