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Chicago Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY

Doc#: 1933046212 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/26/2019 11:39 AM Pg: 1 of 3

Dec ID 20191101648316
ST/CO Stamp 1-033-148-768 ST Tax \$110.00 CO Tax \$55.00
City Stamp 1-964-513-632 City Tax: \$1,155.00

THE GRANTORS, White Oak Properties Group, LLC, an Illinois Limited Liability Company, of the City of Chicago, County of Cook, 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, ABG Realty Enterprise, LLC,

an Illinois limited liability company, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See attached Exhibit A.

SUBJECT TO:

Covenants, conditions and restrictions of record; public and utility easements; all special governmental taxes or assessments, confirmed and unconfirmed; general real estate taxes not yet due and payable; acts done by or suffered through Grantee;

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number: 16-14-103-020-0000
Address of Real Estate: 3844 W. Wilcox St., Chicago, IL 60624

[signature on following page]

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Dated this 14 day of November, 2019

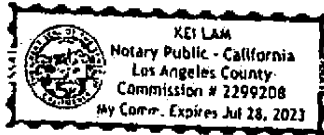


White Oak Properties Group, LLC, an Illinois Limited Liability Company, by DMI Real Estate Group, LLC, its Manager, by Tabasco Investment Enterprises, Inc., its Member, by David Ahn, its President

STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT David Ahn, President of Tabasco Investment Enterprises, Inc., Member of DMI Real Estate Group, LLC, Manager of White Oak Properties Group, LLC, an Illinois Limited Liability Company, personally known to me to be the same person(s) whose name(s) 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 14 day of November, 2019



 (Notary Public)

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

Mail To:
Genevieve Scantlan, Esq. ABG Realty Ent. LLC
4231 W. Melrose 2339 PATRICK LANE
Chicago, IL 60641 MONTGOMERY, IL
60538

Name & Address of Taxpayer:
ABG Realty Enterprises, LLC
2339 PATRICK LANE
MONTGOMERY, IL 60538

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LEGAL DESCRIPTION

Order No.: 19CSA365099LP

For APN/Parcel ID(s): 16-14-103-020-0000

THE EAST 8 FEET OF LOT 32 AND THE WEST 20 FEET OF LOT 33 IN BLOCK 4 IN THE LAMBERT TREE'S SUBDIVISION OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 14, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office