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QUIT CLAIM DEED

Mail_To:

Chawla & Ravani, P.C. Attn: Animesh K. Ravani 1016 W Jackson Blvd., Ste 509 Chicago, IL 60607

Name and Address of Taxpayer/C, antee:

Sharp Rose South Portfolio LLC 2506 N Clark St., Sec. 191 Chicago, IL 60614



Doc# 1933722004 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 12/03/2019 09:25 AM PG: 1 OF 10

FIRST AMERICAN TITLE FILE # 299 4200

SPACE APOVE RESERVED FOR RECORDER'S OFFICE

THE GRANTOR, 7037 South East Fnd LLC, an Illinois limited liability company, of 2506 N Clark St., Ste 101, Chicago, IL 60614, for and in consideration of Ten and 00/100 Dollars (\$10.00) and other good and valuable consideration in hand paid:

CONVEY(S) AND QUIT CLAIM(S) to the Sharp Fore South Portfolio LLC, an Illinois limited liability company, of 2506 N Clark St., Ste 101, Chicago, IL 60614, all its interest in the following described real estate situated in the City of Chicago, County of Cook, State of Illinois, to wit:

SEE LEGAL DESCRIPTION ATTACHED HERETO

Property Address: 7037-39 South East End, Chicago, IL 60649

Permanent Index Number(s): 20-24-325-012-0000; 20-24-325-013-0000

together with the tenements and appurtenances thereunto belonging, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

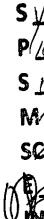
SUBJECT TO: general real estate taxes not due and payable at the time of closing, building lines and building laws and ordinances, use of occupancy and restrictions, conditions and covenants of record, zoning laws and ordinances, public and utility easements which serve the premises, and public roads and highways.

REAL ESTATE TRANSFER TAX		02-Dec-2019
.# 2 50	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

20-24-325-012-0000 | 20191101640696 | 0-485-988-704

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

	REAL ESTATE	TRANSFER	TAX	02-Dec-	2019
		100 mg	COUNTY:		0.00
			ILLINOIS:		0.00
		A STATE OF	TOTAL:		00.0
1	20-24-325	-012-0000	20191101640696	0-191-682	-912



1933722004 Page: 2 of 10

The Of County Clark's Office

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DATED: this 12 day of October, 2019.

In Witness Whereof, GRANTOR has hereunto set his hand and seal.

GRANTOR

7037 South East End LLC

By: Trent Anderson

Its: Manager

By: Dave Hensle

Its: Manager

1933722004 Page: 3 of 10

The Or County Clerk's Office

UNOFFICIAL COPY

DATED: this 12 day of October, 2019.

In Witness Whereof, GRANTOR has hereunto set his hand and seal.

GRANTOR

7037 South East End LLC

By: Trent Anderson

Its: Manager

By: Dave Hensle

Its: Manager

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STATE OF 12 } COUNTY OF 15 SS.
I, the undersigned, AMUNG HUMAN AND AND AND AND AND AND AND AND AND A
Given under my hand and notarial seal, this 15 day of October, 2019.
AMETHYST HERNANDEZ Official Seal Notary Public - State of Illinois My Commission Expires Aug 14, 202 Notary Public
My Commission expires on $08/14/21$
Exempt Under Real Estate Transfer Tax Law 35ILCS 200/31-45 sub parE
and Cook County Ordinance 93-027 par. 4

Name and Address of Preparer: Animesh K. Ravani Chawla & Ravani, P.C. 1016 W. Jackson Blvd., Suite 509 Chicago, IL 60607

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STATE OF \\ \(\text{\OOK} \) \\ COUNTY OF \(\text{\OOK} \) \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\ \\
I, the undersigned, MHM ST HUMWIZ, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Dave Hensle, 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 sealed and delivered the foregoing instrument as his free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.
Given under my hand and notarial seal, this 15 day of 12 day of 2019.
AMETHYST HERNANDIZ Official Sea! Notary Public - State of Illino My Commission Expires Aug 14, 2021 Notary Public
My Commission expires on $08/14/21$
The Commission expires on the Commission exp
Exempt Under Real Estate Transfer Tax Law 35ILCS 200/31-45 sub parE
and Cook County Ordinance 93-027 par4
Date 11/12/19 Sign All a

Name and Address of Preparer: Animesh K. Ravani Chawla & Ravani, P.C. 1016 W. Jackson Blvd., Suite 509 Chicago, IL 60607

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LEGAL DESCRIPTION

LOT 17 IN BLOCK 1 IN CRONKITE, CLARKSON AND BOYD'S SUBDIVISION OF THE SOUTH HALF OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 24, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly Known Address: 7037-39 South East End, Chicago, IL 60649

Number Of Columns Clark's Office Permanent Index Number(s): 20-24-325-012-0000; 20-24-325-013-0000

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UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantors or their agent affirms that, to the best of their knowledge, the names of the grantors shown on the deed or assignment of beneficial interest in a land trust are either a natural person(s), 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: 11/12/19	Signature: Tent alesa (Manager
	By: 7037 South East End LLC
	By: Trent Anderson, its Manager
0,	•
70	Signature:
C/x	By: 7037 South East End LLC
	By: Dave Hensle, its Manager
Ox	
Subscribed and sworn to before me by the sa	id Trent Anderson , affiant, this \sum_ day of
(H) (2019.	
	AMETHYST HERNANDEZ
Notary Public:	Official Seal
	Notary Public – State of Illinois My Commission Expires Aug 14, 2021
	Seal.
	4h-
Subscribed and sworn to before me by the sa	id Dave Heas'e affiant, this \(\sum_{\infty} \) day of
1)(+0)2lv, 2019.	
\sim	
Notary Public:	AMETHYST HERNANDEZ Official Seal
	Notary Public – State of Illinois
	My Commiss on Expires Aug 14, 2021
	Ox

1933722004 Page: 8 of 10

UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

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Dated: 11/12/19	Signature:
	By: 7037 South East End LLC
	By: Trent Anderson, its Manager
900	Signature:
C/X	By: 7037 South East End LLC
4	By: Dave Hensle, its Manager
Ox	
<i>(</i> 7 \	aid Trent Anderson , affiant, this \(\sum_{\sum} \) day of
Uctober, 2019.	AMETHYST HERNANDEZ
Notary Public:	Official Seal Notary Public ~ State of Illinois My Commission Expires Aug 14, 2021
	Sear:
Subscribed and sworn to before me by the subscribed and	aid Dave Heasle, affiant, this / day of
Notary Public:	Seal: Notary Public State of Illinois My Commission El pires Aug 14, 2021
	WA COMMISSION STATES AND

1933722004 Page: 9 of 10

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The grantees or their agent affirms and verifies the names of the grantees shown on the deed or assignment of beneficial interest in a land trust is either a natural person(s), 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 personal and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: 11/12/19	Signature: Jack Mensel Manager By: Sharp Rose South Portfolio LLC By: Trent Anderson, its Manager
	Signature: By: Sharp Rose South Portfolio LLC By: Dave Hensle, its Manager
	AMETHYST HERNANDEZ Official Seal Notary Public - State of Illinois My Commission Expires Aug 14, 2021
Subscribed and sworn to before me by the subscribed and subscribed	Seal: AMETHYST HERNANDEZ Official Seal Notary Public - State of Illinois My Continussion Expires Aug 14, 2021

1933722004 Page: 10 of 10

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Dated: 11/12/19	Signature:
	By: Sharp Rose South Portfolio LLC By: Trent Anderson, its Manager
	Signature: M M P 16 N I I I I
	By: Sharp Rose South Portfolio LLC By: Dave Hensle, its Manager
	AMETHYST HERNANDEZ Official Seal Notary Public - State of Illinois My Commission Expires Aug 14, 2021
Subscribed and sworn to before me by the sand sand sworn to before me by the sand sand sworn to before me by the sand sand sworn to before me by the sand sworn to be sa	AMETHYST HERNANDEZ Official Seal Notary Public State of Illinois My Continission Expires Aug 14, 2021
	CO