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FIRST AMERICAN TITLE

FILE # 3036351

WARRANTY DEED
ILLINOIS STATUTORY
LIMITED LIABILITY COMPANY

Doc#. 2022607639 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/13/2020 04:04 PM Pg: 1 of 3

Dec ID 20200601610503
ST/CO Stamp 0-236-665-568 ST Tax \$330.00 CO Tax \$165.00
City Stamp 1-375-824-608 City Tax: \$3,641.67

Preparer File: 3036351
FATIC No.:

THE GRANTOR, QUIMAN REAL ESTATE LLC, a limited liability company created and existing under and by virtue of the laws of the State of and duly authorized to transact business in the state of , for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Managers of said limited liability company, CONVEY(S) and WARRANT(S) to JEFFREY CREMIEUX, AN UNMARRIED MAN, of THE CITY OF CHICAGO, of the County of COOK, the following described Real Estate situated in the County of Cook in the State of IL, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO:

Permanent Real Estate Index Number(s): 13-35-316-036-0000

Address(es) of Real Estate: 1731 N Harding *Ave*
Chicago, IL 60647

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its, this:

26 day of June, 20 20

QUIMAN REAL ESTATE LLC

By: *[Signature]*

ESTEBAN EDEL MORENO, MANAGING MEMBER



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STATE OF ILLINOIS, COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that I personally known to me to be the of the QUIMAN REAL ESTATE LLC and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such signed delivered the said instrument, pursuant to authority given by the Managers of said limited liability company, as their free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

*Esteban Edel Moreno, Managing member of Quiman Real Estate, LLC
Given under my hand and official seal this 23 day of JUNE 2020.



Notary Public *[Signature]*

Prepared by:
Andrea M. Duron
2016 North Western Ave. Unit C
Chicago, IL 60647

Mail to:

JEFFREY CREMIEUX
1731 N HARDING AVE
CHICAGO IL 60647

Name and Address of Taxpayer:

JEFFREY CREMIEUX
1731 N HARDING AVE
CHICAGO IL 60647

Office of Cook County Clerk's Office



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Exhibit A Legal Description

Permanent Real Estate Index Number(s): 13-35-316-036-0000

Address(es) of Real Estate: 1731 N Harding
Chicago, IL 60647

LOT 18 (EXCEPT THE SOUTH 7.16 FEET THEREOF) AND THE SOUTH 15 FEET OF LOT 19 ALL IN BALDWIN DAVIS SUBDIVISION OF LOTS 5, 6 AND 8 IN BLOCK 2 IN HAGEN AND BROWN'S ADDITION TO CHICAGO SAID ADDITION BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 35, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

