

13

UNOFFICIAL COPY



Chicago Title Insurance Company
Warranty DEED
ILLINOIS STATUTORY

BNW 714 084611k



2030244012

Doc# 2030244012 Fee \$57.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/28/2020 11:52 AM PG: 1 OF 4

THE GRANTORS, TRIPLE M MAZEL, LLC, a Illinois Limited Liability Company in good standing, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY and Warrant to:

BPO Properties 2020-1 LLC, a Delaware limited liability company,

all interest in the following described Real Estate situated in the COOK in the State of Illinois, to wit:

SEE ATTACHED ADDRESSES, LEGAL DESCRIPTIONS AND PINS, ATTACHED HERETO AND INCORPORATED BY REFERENCE AS EXHIBIT "A",

to hold in FEE SIMPLE ABSOLUTE, hereby waiving all rights, homestead rights and claims thereto.

SUBJECT TO:

Covenants, conditions and restrictions of record, General taxes for the year 2019 (2nd installment) and subsequent years, including taxes which may accrue by reason of new or additional improvements.

Permanent Real Estate Index Number(s): Per Exhibit "A"

Addresses of Real Estate: Per Exhibit "A"

Dated: May 27, 2020

REAL ESTATE TRANSFER TAX		03-Jun-2020
CHICAGO:		6,468.75
CTA:		2,587.50
TOTAL:		9,056.25 *

25-33-117-058-0000 | 20200501687364 | 1-539-783-904

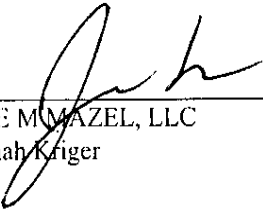
* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		03-Jun-2020
COUNTY:		431.25
ILLINOIS:		862.50
TOTAL:		1,293.75

25-33-117-058-0000 | 20200501687364 | 1-553-530-080

S N
P 4
S 9
M -
SC X
E -
INT JA

UNOFFICIAL COPY

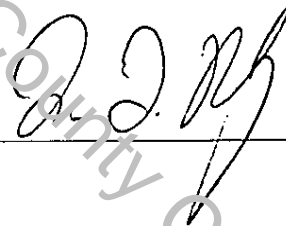

 _____ (SEAL)
 TRIPLE M MAZEL, LLC
 By: Jonah Kriger

STATE OF ILLINOIS)
) ss.
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Jonah Kriger, known to me to be the same person whose name is subscribed to the foregoing instrument by presentation of identification that sufficiently establishes their identity, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 on May 27, 2020.




 _____ (Notary Public)

Prepared By: Ira Piltz
 8170 McCormick Blvd, Suite 116
 Skokie, IL 60076

Mail To:
 James Pittacora, Esq.
 Nisen & Elliott, LLC
 200 West Adams Street, Suite 2500
 Chicago, IL 60606

Name & Address of Taxpayers:
 BPPO Properties 2020-1 LLC
 c/o Pacific Oak Residential Trust
 11246 Alumni Way
 Jacksonville, FL 32246

UNOFFICIAL COPY

EXHIBIT A

Property Address

PARCEL 31: 727 W. 129th Pl, Chicago, IL 60628-7421

LOT 12 (EXCEPT THE WEST 16 FEET AS MEASURED AT RIGHT ANGLES TO THE WEST LINE OF SAID LOT) AND THE WEST 8 FEET OF LOT 13 (AS MEASURED AT RIGHT ANGLES TO THE WEST LINE OF SAID LOT) IN BLOCK 16 IN NEW ROSELAND, BEING A SUBDIVISION OF PART OF THE FRACTIONAL SECTION 28 AND 33, SOUTH OF THE INDIAN BOUNDARY LINE IN TOWNSHIP 37 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.
Parcel ID(s): 25-33-117-058-0000

PARCEL 32: 7314 S. Eberhart Ave., Chicago, IL 60619-1715

THE SOUTH NINE AND EIGHT-TWELFTHS FEET OF LOT 7, AND LOT 8 (EXCEPT THE SOUTH THREE AND EIGHT-TWELFTHS FEET THEREOF) IN BLOCK 1 IN B.F. GEORGE'S SUBDIVISION OF LOTS 1, 2, 3, 4, AND 5 IN BLOCK 2 IN FLEMING'S SUBDIVISION OF THE SOUTHWEST

QUARTER OF THE NORTHEAST QUARTER OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 20-27-217-026-0000

PARCEL 33: 7551 S. Winchester Ave., Chicago, IL 60620-5221

LOT 22 IN BLOCK 9 IN ENGLEFIELD, IN SECTION 30, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 20-30-401-017-0000

PARCEL 34: 7555 S. Prairie Ave., Chicago, IL 60619-2216

THE SOUTH 26 FEET OF THE NORTH 52 FEET OF LOT 7 IN BLOCK 2 IN PITNER'S SUBDIVISION OF THE SOUTHWEST QUARTER OF SECTION 27, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

Parcel ID(s): 20-27-304-020-0000

PARCEL 35: 7718 S. Kimbark Ave., Chicago, IL 60619-3429

LOT 18 IN BLOCK 77 IN CORNELL, BEING A SUBDIVISION OF THE WEST 1/2 OF SECTION 26 AND THE SOUTHEAST 1/4 OF SECTION 26 (EXCEPT THE EAST 1/2 OF THE NORTHEAST 1/4 OF SAID SOUTHEAST 1/4), THE NORTH 1/2 OF THE NORTHWEST 1/4, THE SOUTH 1/2 OF THE NORTHWEST 1/4 LYING WEST OF THE ILLINOIS CENTRAL RAILROAD, AND THE NORTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 20-26-418-025-0000

PARCEL 36: 10743 S. Prairie Ave., Chicago, IL 60628-3618

LOT 35 AND THE SOUTH 5 FEET OF LOT 36 IN BLOCK 4 IN 2ND MANUAL TRAINING SCHOOL ADDITION TO PULLMAN, BEING A SUBDIVISION IN THE NORTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 25-15-305-020-0000

UNOFFICIAL COPY

EXHIBIT A

PARCEL 37: 11019 S. Parnell Ave., Chicago, IL 60628-4029

LOT 8 (EXCEPT THE SOUTH 20 FEET THEREOF) AND SOUTH 22 A FEET OF LOT 9 IN BLOCK 2 IN NORTH SHELDON HEIGHT, FIRST ADDITION, BEING A SUBDIVISION OF LOT 1 (EXCEPT THE EAST 138 FEET AND EXCEPT THE NORTH FT OF THE WEST 293 FEET THEREOF) AND OF LOT 4 (EXCEPT THE WEST 914.9 FEET OF THE SOUTH 141 FEET THEREOF) ALL IN THE SUBDIVISION OF LOTS 59 AND 62 IN SCHOOL TRUSTEE'S SUBDIVISION IN SECTION 16, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 25-16-326-006-0000

PARCEL 38: 11301 S. Wallace St., Chicago, IL 60628-4729

LOT 46 IN BLOCK 20 IN SHELDON HEIGHTS, A SUBDIVISION OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 37 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 25-21-120-001-0000

PARCEL 39: 1134 W. 90th St., Chicago, IL 60620-3526

THE EAST HALF OF LOT 15 IN MARTIN J. HEALY'S SECOND ADDITION TO BRAINERD, A SUBDIVISION OF LOTS 6 TO 43 INCLUSIVE IN BLOCK 6 IN COLES SUBDIVISION OF THE NORTH 90.37 ACRES OF THAT PART WEST OF CHICAGO, ROCK ISLAND AND PACIFIC RAILROAD OF THE NORTHEAST QUARTER OF SECTION 5, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 25-05-217-034-0000

PARCEL 40: 11411 S. Lowe Ave., Chicago, IL 60628-5221

LOT 30 IN BLOCK 28 IN SECOND ADDITION TO SHELDON HEIGHTS, A SUBDIVISION IN THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 21, TOWNSHIP 37 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Parcel ID(s): 25-21-127-004-0000