

M

# UNOFFICIAL COPY

Doc#: 2031807020 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 11/13/2020 06:43 AM Pg: 1 of 5

Dec ID 20201001629199  
ST/CO Stamp 1-217-504-224

## QUIT CLAIM DEED

1482  
AC000469WC

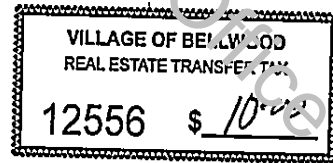
THE GRANTOR(S) LW FINANCING, LLC,  
of 3503 Wilcox Avenue, Bellwood, Illinois 60104, a limited liability company created and existing under  
and by virtue of the laws of the State of Illinois and duly authorized to transact business in the State of  
Illinois, for the consideration of ten dollars (\$10.00) in hand paid, and other good and valuable consideration  
CONVEY(S) and QUIT CLAIMS(S) unto TECHNO MAGNETIC MEDIA AND COMPUTER  
SUPPLIES, INC., of 8140 River Drive, Morton Grove, Illinois 60053, a corporation created and existing  
under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the Illinois,  
AND MOSHE KEDAR, of 8140 River Drive, Morton Grove, Illinois 60053, an unmarried man, as Tenants  
in Common, all interest in the following described Real Estate, legally described as:  
See Exhibit "A" attached hereto.

Property Address: 246 Eastern Avenue, Bellwood, IL 60104  
Permanent Real Estate Index Number(s): 15-09-115-023-0000

PURSUANT TO 35 ILCS 200/31-45(E) I VERIFY THAT THE ATTACHED DEED IS EXEMPT FROM  
THE PROVISIONS OF THE REAL ESTATE TRANSFER TAX LAW.

DATED this 18<sup>TH</sup> day of MAY, 2020.  
LW FINANCING, LLC

*Linda Williams*  
By: LINDA WILLIAMS, Individually and as  
Managing Member of LW Financing, LLC



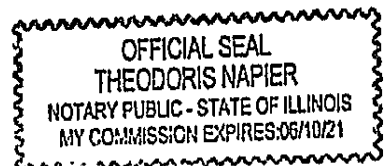
STATE OF ILLINOIS  
COUNTY OF Cook SS

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT the  
above signed, LINDA WILLIAMS, personally known to me to be the same person(s) whose name(s) are  
subscribed to the foregoing instrument, 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, this 18 day of MAY, 2020.

*Theodoris Napier*  
(SIGNATURE OF NOTARY PUBLIC)

[SEAL]



# UNOFFICIAL COPY

Prepared By:  
J. Stephen Walker  
Law Offices of J. Stephen Walker, P.C.  
203 N. LaSalle Street, Suite 2100  
Chicago, IL 60601

Mail to and Subsequent Tax Bills to:

*Techro Magnetic Medtr  
6140 Minor Dr.  
Morton Grove IL 60053*

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

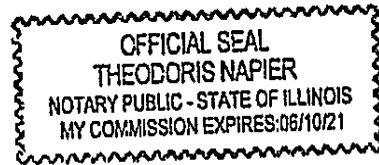
The grantor or its agent affirms that, to the best of its knowledge, the names of the grantees shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real 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.

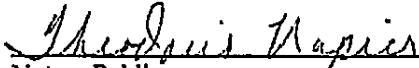
Dated: May 18<sup>th</sup>, 2020

LW FINANCING, LLC

Signature:   
Grantor or Agent

Subscribed and sworn to before me by Linca Williams  
This 18 day of May, 2020.



  
Notary Public

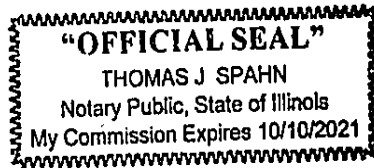
The grantee or its agent affirms and verified that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

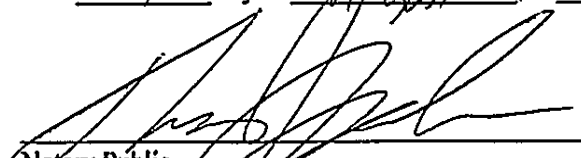
Dated: 8/5, 2020

TECHNO MAGNETIC MEDIA AND  
COMPUTER SUPPLIES, INC.

Signature:   
Grantor or Agent

Subscribed and sworn to before me by Brendell Hibert  
This 5<sup>th</sup> day of August, 2020.



  
Notary Public

The grantee or his agent affirms and verified that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation

# UNOFFICIAL COPY

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.

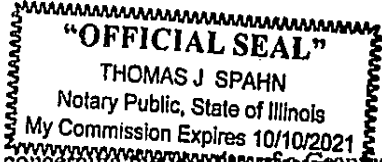
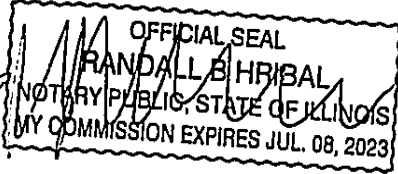
Dated: 8/15, 2021

MOSHE KEDAR

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me by Moshe Kedar,  
This 15th day of August, 2021.

[Handwritten Signature]  
Notary Public



Note: Any person who knowingly submits a false statement concerning the identity of a Grantor shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

Cook County Clerk's Office

# UNOFFICIAL COPY

## EXHIBIT A LEGAL DESCRIPTION

LOT 9 IN SECOND ADDITION TO CUMMINGS AND FOREMAN'S REAL ESTATE CORPORATION  
RESUBDIVISION OF PART OF MIAMI PARK IN THE WEST HALF OF SECTION 9, TOWNSHIP 39  
NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office