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Doc#: 2035241035 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 12/17/2020 10:11 AM Pg: 1 of 5

Dec ID 20201001627654
ST/CO Stamp 0-780-772-320

QUIT CLAIM DEED

1872
AC000476WC
THE GRANTOR(S) LW FINANCING, LLC,
of 3503 Wilcox Avenue, Belwood, 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) into 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: 1618 South 13th Avenue, Maywood, IL 60153
Permanent Real Estate Index Number(s): 15-15-230-018-0000

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 18th day of MAY, 2020.
LW FINANCING, LLC

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

EXEMPT UNDER THE PROVISIONS OF PARAGRAPH
(F), SECTION (S) OF THE VILLAGE OF
MAYWOOD REAL ESTATE TRANSFER TAX ORDINANCE.

Linda Williams
AUTHORIZED SIGNATURE
10-5-2020
DATE

STATE OF ILLINOIS

SS

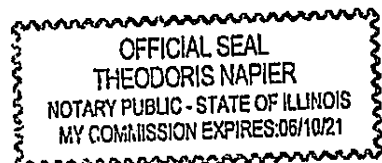
COUNTY OF Cook

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]



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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:

*Techno Magnetic Media
8140 River Dr.
Morton Grove IL 60053*

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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.

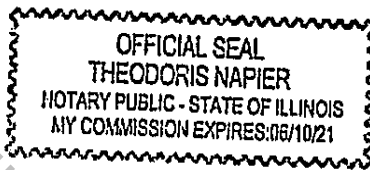
Dated: May 18th, 2020

LW FINANCING, LLC

Signature: [Signature]
Grantor or Agent

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

Theodoris Napier
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.

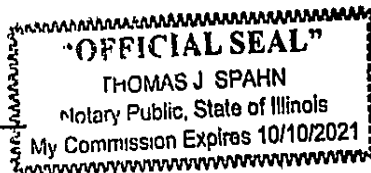
Dated: 8/5, 2020

TECHNO MAGNETIC MEDIA AND
COMPUTER SUPPLIES, INC.

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by Randall Herbst
This 5th day of August, 2020.

[Signature]
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

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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.

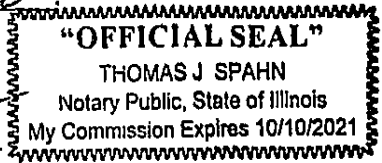
Dated: 8/5, 2020

MOSHE KEDAR

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by Moshe Kedar,
This 5th day of August, 2020

[Handwritten Signature]
Notary Public



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee 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.)

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EXHIBIT A LEGAL DESCRIPTION

LOT 31 IN CUMMINGS AND FOREMAN REAL ESTATE CORPORATION'S RESUBDIVISION OF SUNDRY LOTS IN SEMINARY ADDITION TO MAYWOOD BEING A SUBDIVISION OF PART OF THE NORTH EAST QUARTER OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT RECORDED JUNE 7, 1923 AS DOCUMENT 7967547, IN COOK COUNTY, ILLINOIS.

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