Doc#. 2120104134 Fee: \$98.00

Karen A. Yarbrough Cook County Clerk

Date: 07/20/2021 09:03 AM Pg: 1 of 5

210092655/C3/G QUIT CLAIM DEED Statutory (Illinois) 3/4 Dec ID 20210601684012 ST/CO Stamp 0-718-324-496 ST Tax \$20.00 CO Tax \$10.00

of Orland Line. County of Cook. State of Illinois, for and in consideration of TEN and no/100ths (\$10.00) Dollars and other good and valuable consideration in hand paid. CNVEYS and QUIT CLAIMS to 14400 S. Robey, LLC, an Illinois limited liability company, having an address at 15700 Lathrop Avenue, Harvey, Illinois 60426, all of their respective interests in the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

See Legal De cription Attached Hereto as Exhibit A

Subject to: all matters of any nature including without limitation, easements, encumbrances, liens, covenants, restrictions, rights of way, utility easements, laws, in each instance whether of record or not

Permanent Real Estate Index Number:

29 57-118-002-0000

Address of Real Estate: 14400 South Robey Avenu a, Dixmoor, Illinois 60426

Date: June 2021.

Susan Frangella

Estate of Steven L. Beal

Property of Cook County Clerk's Office

DATED this 30 day of Sune, 2021.

State of Illinois

SS

County of Gook

Tesses

I, the undersigned, a Notary Public in and for said County, the State aforesaid, **O HEREBY CERTIFY that Susan France!\(\begin{align*}{c}\), personally known to me to be the sains person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 30 day of June, 2021.

NOTARY PUBLIC

State of Illinois) SS
County of Cock)

OFFICIAL SEAL
AMANDA I, NOLLEARIAGE
ROTARY PUBLIC STATE OF TLAKES
AV COMMERCIAL PARTS ARE OF TEXT

I, the undersigned, a Notary Public in and for said County, the State aforesaid, **DO HEREBY CERTIFY** that Ec. Beal 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/she signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 36 day of June, 2021.

NOTARY PUBLIC

OFFICIAL BEST
AMMANDA L MOLLENASSAP
MOTARY PUBLIC STATE OF ULINOS
WI CLAMISSON SIPPES LINE OF MEZ

This Instrument was prepared by:

Nixon Peabody LLP 70 West Madison Suite 3500 Chicago, Illinois 60602 Attention: Gary I. Levenstein, Esq.

Mail Subsequent Tax Bills:

14400 S. Robey, LLC 15700 Lathrop Avenue Harvey, Illinois 60426 Attention: Michael Goich

After Recording, to:

Fisher Conen Waldman Shapiro, LLP
1247 Wauksaan Road, Suite 100
Glenview, Illinois 60025
Attention: Joey Waldman, Esq.

EXHIBIT A

LEGAL DESCRIPTION

THAT PART OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 7 SECTION OF THE INDIAN BOUNDARY LINE OF TOWNSHIP 36 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS: BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF 143RD STREET. AND SOUTHWESTERLY LINE OF RAILROAD AVENUE: THENCE SOUTHEASTERLY ALONG THE SOUTHWESTERLY LINE OF RAILROAD AVENUE 300.00 FEET MORE OR LESS TO THE WEST LINE OF MOYNE AVENUE; THENCE NORTHWESTERLY 444.27 FEEL TO A POINT IN THE SOUTH LINE OF 143RD STREET, WHICH IS 175 FEET WEST OF THE INTERSECTION OF THE SOUTH LINE OF 143RD STREET AND THE SOUTHWESTERLY LINE OF RAILROAD AVENUE; THENCE EAST ALONG THE SOUTH LINE OF SAID 143 STREET 175 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

PROPERTY INDEX NUMBER: 29-07-118-002-0000

COMMONLY KNOWN AS 14400 SOUTH ROBEY AVENUE, DIXMOOR, ILLINOIS 60426