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This instrument was prepared by:

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Chicago, Illinois 60606
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Doc# 2123010385 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 08/18/2021 02:44 PM Pg: 1 of 3

Dec ID 20210801637015
ST/CO Stamp 1-535-285-008 ST Tax \$1,217.50 CO Tax \$608.75

After recording, return to:

John M. Jensen
17535 Sandalwood Drive, Unit 1F
Tinley Park, Illinois 60477

Send Subsequent Tax Bills to:

Howling Bear Properties, LLC 17397 Series
17535 Sandalwood Drive, Unit 1F
Tinley Park, Illinois 60477

WARRANTY DEED

(Company to Company)

21632777H
THE GRANTOR, ASHFORD GLEN REALTY, I, LLC, an Illinois limited liability company, with offices at 17397 S. 70th Avenue, Tinley Park, Illinois 60477, for the consideration of ten and 00/100 dollars (\$10.00) and other valuable consideration in hand paid, CONVEYS and WARRANTS to HOWLING BEAR PROPERTIES, LLC 17397 SERIES, an Illinois series limited liability company, with offices at 17535 Sandalwood Drive, Unit 1F, Tinley Park, Illinois 60477, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

Subject to: Covenants, conditions and restrictions of record and building lines and easements, general real estate taxes not due and payable at the time of closing; and also subject to tenant lease agreements, the existing "as is" physical condition of tenant apartments and the real estate, and tenant rights.

THIS IS NOT HOMESTEAD PROPERTY.

Permanent Index Number: 28-30-311-029-0000

Address of Real Estate: 17397 S. 70th Avenue, Tinley Park, Illinois 60477

Dated this A day of August, 2021.

[REMAINDER OF PAGE INTENTIONALLY LEFT BLANK –
SIGNATURE PAGE FOLLOWS]

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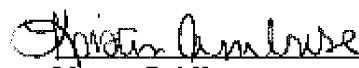
ASHFORD GLEN REALTY, I, LLC, an Illinois limited liability company

By: 
James Troy, Manager

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY, that James Troy, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, produced _____, as identification, and acknowledged that as Manager of ASHFORD GLEN REALTY, I, LLC, an Illinois limited liability company, he signed and delivered the said instrument, as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal,
this 12th day of August, 2021


Notary Public



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EXHIBIT A

LEGAL DESCRIPTION

LOT 5 IN TINLEY TERRACE WEST, A SUBDIVISION OF BLOCK 3 EXCEPT FROM SAID BLOCK 3 THOSE PARTS THEREOF DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTHEAST CORNER OF SAID BLOCK 3, RUNNING THENCE WEST ALONG THE NORTH LINE THEREOF, 160 FEET; THENCE SOUTHEASTERLY AT RIGHT ANGLES TO THE NORTHWEST LINE OF THE RIGHT OF WAY OF THE CHICAGO, ROCK ISLAND AND PACIFIC RAILROAD TO THE NORTHWESTERLY LINE OF SAID RIGHT OF WAY; THENCE NORTHEASTERLY ALONG SAID NORTHWESTERLY LINE OF SAID RIGHT OF WAY TO THE SOUTHEAST CORNER OF SAID BLOCK 3, THENCE NORTH ALONG THE EAST LINE THEREOF TO THE POINT OF BEGINNING IN JOHN RAUHOFF'S PLAT OF BLOCKS 1, 2, 3 AND 4, BEING A SUBDIVISION OF PART OF THE SOUTH 1/2 OF LOTS 1 AND 2 OF THE SOUTHWEST 1/4 OF SECTION 30 AND OF PART OF THE NORTH 1/2 OF LOT 2 OF THE NORTHWEST 1/4 OF SECTION 31, TOWNSHIP 36 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 12, 1909 AS DOCUMENT 4404933 IN COOK COUNTY, ILLINOIS.

Permanent Index Number: 28-30-31-029-0000

Property Address: 17397 S. 70th Avenue, Tinley Park, Illinois 60477