

# UNOFFICIAL COPY



\*2132657015D\*

**QUIT CLAIM DEED**  
Illinois Statutory  
**INDIVIDUAL TO COMPANY**

Doc# 2132657015 Fee \$88.00

MAIL TO:

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

Fortis MGM LLC  
8630 S 77<sup>th</sup> Avenue  
Bridgeview, IL 60455

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 11/22/2021 11:22 AM PG: 1 OF 3

NAME & ADDRESS OF TAXPAYER:

Fortis MGM LLC  
8630 S 77<sup>th</sup> Avenue  
Bridgeview, IL 60455

**THE GRANTOR, Toheed Bhatti, a married man married to Aisha Shakeel, for and in consideration of TEN and 00/100 DOLLARS (\$10.00) IN HAND PAID, CONVEYS and QUITCLAIMS to GRANTEE:**

**Fortis MGM LLC, an Illinois Limited Liability Company,**

the following described Real Estate situated in the County of Cook, State of Illinois, to wit: (See reverse side of this instrument for Legal Description), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, **TO HAVE AND TO HOLD**, as SOLE OWNER, said premises in Fee Simple, Subject to General Taxes for 2020 and subsequent years, and any liens on the property.

**Property Address:** 8630 S 77<sup>th</sup> Avenue, Bridgeview, IL 60455

**Permanent Index Number:** 18-36-324-035-1003

T. I. Bhatti (Seal)

Toheed Bhatti

Dated this 18<sup>th</sup> day of October, 2021  
Cook County - State of Illinois Transfer Stamp  
Exempt under provisions of Paragraph E,  
Real Estate Transfer Act

REAL ESTATE TRANSFER TAX

22-Nov-2021



COUNTY: 0.00  
ILLINOIS: 0.00  
TOTAL: 0.00

18-36-324-035-1003

| 20211101622537 | 0-564-527-760

Date: 10/18/2021

[Signature]  
Signature of Buyer, Seller or Representative

State of ILLINOIS )  
) SS  
County of (Cook) )

The undersigned, a Notary Public in and for said County, in the State aforesaid, **CERTIFIES** that **TOHEED BHATTI**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day, and acknowledged that he/they signed, sealed and delivered the instrument as his/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

# UNOFFICIAL COPY

Given under my hand and notarial seal, this 18 day of October, 2021:

Diana M. Pasch

Notary Public

My commission expires on 7-12-2025



This Instrument prepared by: Adnan Kagalwalla  
KAGALWALLA LAW OFFICES LLC  
18450 Summit Ave., Ste. 110  
Oakbrook Terrace, IL 60181

**LEGAL DESCRIPTION**

WAREHOUSE UNIT 8630 IN THE 77<sup>TH</sup> AVENUE INDUSTRIAL CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 42 AND 43 IN FRANK DELUGACH'S GERTRUDE HIGHLANDS SUBDIVISION, SECTION 36, TOWNSHIP 38 NORTH, RANGE 12, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 25, 2004 AS DOCUMENT NUMBER 0405644015, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

**Property Address:** 8630 S 77<sup>th</sup> Avenue, Bridgeview, IL 60455

**Permanent Index Number:** 18-36-324-035-1003

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or its agent affirms that, to the best of his or her knowledge, the name of the Grantee shown on the deed 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, a partnership 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: 10-18-2021

Signature: T. I. Bhatti  
Toheed Bhatti

Subscribed and Sworn To Before Me  
On This 18 Day of October, 2021

Diana M. Pasch  
Notary Public



The Grantee or its agent affirms and verifies that the name of the Grantee show 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, a partnership 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 and hold title to real estate under the laws of the State of Illinois.

Dated: 10-18-2021

Signature: T. I. Bhatti  
Toheed Bhatti, Manager  
Fortis MGM LLC

Subscribed and Sworn To Before Me  
On This 18 Day of October, 2021

Diana M. Pasch  
Notary Public



Property of Cook County Clerk's Office