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Doc# 2212521408 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/05/2022 01:28 PM Pg: 1 of 3

Dec ID 20220401698137
ST/CO Stamp 1-648-605-072 ST Tax \$1,100.00 CO Tax \$550.00
City Stamp 1-192-474-512 City Tax: \$11,550.00

WARRANTY DEED ILLINOIS STATUTORY

THE GRANTOR (NAME AND ADDRESS)

Rogers Chicago Properties, LLC

(The Above Space for Recorder's Use Only)

THE GRANTOR Rogers Chicago Properties, LLC, a limited liability company licensed to conduct business in Illinois by and through their managing members Don Rogers and Lindsay Rogers for and in consideration of TEN AND 00/100 DOLLARS (\$10.00), and other good and valuable considerations in hand paid, CONVEYS AND WARRANTS to Kang Xin LLC Series-4 Flip, a limited liability company licensed to conduct business in Illinois, in fee simple, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

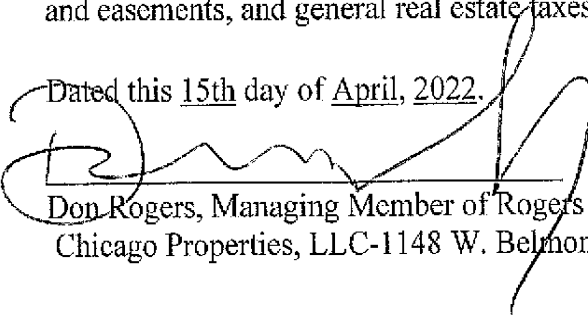
Permanent Index Number(s): 14-20-421-023-0000

Property Address: 1148 W Belmont Ave, Chicago, IL 60657

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois

SUBJECT TO: covenants, conditions and restrictions of record, current tenants, building lines and easements, and general real estate taxes not due and payable at the time of Closing.

Dated this 15th day of April, 2022.


Don Rogers, Managing Member of Rogers
Chicago Properties, LLC-1148 W. Belmont

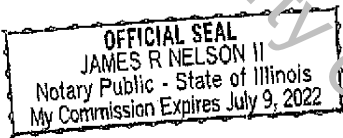

Lindsay Rogers, Managing Member of Rogers
Chicago Properties, LLC-1148 W. Belmont

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STATE OF ILLINOIS)
) SS,
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Don Rogers and Lindsay Rogers, Managing Members of Rogers Chicago Properties, LLC-1148 W. Belmont personally known to me to be the same person whose name are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that it signed, sealed and delivered in the instrument as its 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 notarial seal, this 15th day of April, 2022.



[Signature]

Notary Public

THIS INSTRUMENT PREPARED BY
James R Nelson
Law Office of James R. Nelson & Associates LLC
617 Devon Ave.
Park Ridge, IL 60068

MAIL TO:

CERVANTES CHATT & PRINCE P.C.
~~100 Tower Dr Suite 120~~
~~Barr Ridge, IL 60527~~
100 N. WASHINGTON
#2207
CHICAGO, IL 60602

SEND SUBSEQUENT TAX BILLS TO:

Kang Xin LLC Series-4 Flip
~~1148 W Belmont Ave~~
~~Chicago, IL 60657~~
212 Indian Trail Rd.
Oak Brook, IL 60523

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EXHIBIT A
LEGAL DESCRIPTION

THE EAST 1/2 (EXCEPT THE WEST 30 FEET) OF LOTS 21, 22, 23 AND 24 IN BLOCK 8
IN BAXTER'S
SUBDIVISION OF SOUTHWEST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 20,
TOWNSHIP 40 NORTH,
RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY,
ILLINOIS.

Property of Cook County Clerk's Office