

UNOFFICIAL COPY

Doc#: 2220804273 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 07/27/2022 12:29 PM Pg: 1 of 4

Dec ID 20220701674984
ST/CO Stamp 1-178-573-904 ST Tax \$12.00 CO Tax \$6.00
City Stamp 1-787-518-032 City Tax: \$126.00

DEED BY LIMITED LIABILITY COMPANY

Above Space for Recorder's Use Only

NOSAL ENTERPRISE LLC, 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 and in consideration of the sum of (\$10.00) TEN DOLLARS, in hand paid, and pursuant to authority given by the members of said limited liability company, as well as by the authority of the Illinois Limited Liability Company Act, 805 ILCS 180/1, *et seq.*, and the limited liability company's operating agreement dated November 7, 2016, does hereby Grant, Sell, Bargain and Convey to

BMW PROPS LLC, an Illinois LLC of 1202 N. 75th Street, Suite 125, Downers Grove, IL 60516

pursuant to the said power and authority referred to above, as well as every other power and authority thereunto enabling, the following described real estate situated in Cook County, Illinois, legally described as:

LOT 139 (EXCEPT THE EAST HALF THEREOF) AND LOT 140 IN ROSELAND HEIGHTS, BEING A SUBDIVISION OF ALL OF LOTS 2 AND 3 AND OF THAT PART OF THE SOUTH 5/7THS OF LOT 4 LYING WEST OF MICHIGAN AVENUE IN PETER BOON AND OTHERS SUBDIVISION OF THE SOUTHWEST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 37 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THEREFROM A TRACT BEING 63.19 FEET ON THE WEST LINE OF MICHIGAN AVENUE AND 81.42 FEET OF SOUTH LINE OF LOT 2) AS PER PLAT RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS, AS DOCUMENT NUMBER 2282535, IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 25-10-322-031-0000

ADDRESS OF REAL ESTATE: 32 E. 102nd Place, Chicago, IL 60628

SUBJECT TO: Covenants, conditions and restrictions of record; public and utility easements; Court Orders entered in Case number 2019 M1 400220; general real estate taxes for 2021 and subsequent years

Dated this 15th day of July 2022.

NOSAL ENTERPRISE, LLC

By: 

Matthew Nosal, Member

111
FIDELITY NATIONAL TITLE

OC22016246

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STATE OF ILLINOIS)
) ss
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that **Matthew Nosal**, is 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 signed, sealed and delivered the said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and official seal, this 15th day of July 2022

My Commission expires: *11-10-25*

Thaddeus S. Kowalczyk

NOTARY PUBLIC



This instrument was prepared by:

Thaddeus S. Kowalczyk Esq., 6052 West 63rd Street, Chicago, IL 60638-4342

MAIL TO & SEND SUBSEQUENT TAX BILLS TO:

BMW Props LLC
1202 N. 75th Street, Suite 125
Downers Grove, IL 60516

Property of Cook County Clerk's Office

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REAL ESTATE TRANSFER TAX

26-Jul-2022



CHICAGO:

90.00

CTA:

36.00

TOTAL:

126.00 *

25-10-322-031-0000 | 20220701674984 | 1-787-518-032

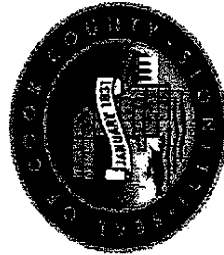
* Total does not include any applicable penalty or interest due.

Property of County Clerk's Office

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REAL ESTATE TRANSFER TAX

26-Jul-2022



COUNTY:

6.00

ILLINOIS:

12.00

TOTAL:

18.00

25-10-322-031-0000

20220701674984

1-178-573-904

Property of Cook County Clerk's Office