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Doc#: 2226213237 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 09/19/2022 11:58 AM Pg: 1 of 6

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Dec ID 20220901635544
ST/CO Stamp 1-118-967-376 ST Tax \$2,290.00 CO Tax \$1,145.00
City Stamp 2-092-045-904 City Tax: \$24,045.00

1/3
226NW847479th
Warranty Deed

THE GRANTOR, 6100 N LINCOLN, LLC of the City of Chicago, Cook County, Illinois, for and in consideration of Ten (\$10.00) Dollars and other good and valuable consideration in hand paid, **CONVEYS AND WARRANTS** to **Keywestmdl 17 Bay, LLC**, of 5408 N. Kedzie Avenue, Chicago, Illinois 60625, the following described Real Estate situated in the County of Cook and the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Number: 13-02-212-008-0000; 13-02-212-009-0000;
13-02-212-018-0010; 13-02-212-019-0000;
13-02-212-020-0000

Address of Real Estate: 6100 N. LINCOLN AVENUE, CHICAGO, ILLINOIS 60659

SUBJECT TO: Covenants, Conditions and restrictions of record, public and utility easements and roads and highways; and general real estate taxes for the year 2021 and 2022.

Hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

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In Witness Whereof, said Grantors have caused their names to be signed to these presents on this 12 day of August, 2022.
September 30

6100 N. LINCOLN, LLC

By: *James Chiu*
JAMES CHIU, MANAGER

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JAMES CHIU, Manager of 6100 N. LINCOLN, LLC, 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 and delivered the said instrument as his own 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 official seal, this _____ day of August, 2022.

Notary Public

AFTER RECORDING, RETURN TO:
Rosenthal Law
3760 W Devon Ave Ste E
Lincolnwood IL 60712

Send subsequent tax bills to:
MDL Investments
5408 N Kedzie Ave
Chicago IL 60625

This Deed was prepared by: Winand & Loudenslagel Law Group LLC, 800 Waukegan Road, Suite 201, Glenview, Illinois 60025 (847.724.5151)

**See Attached
Acknowledgment**

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CALIFORNIA ALL-PURPOSE CERTIFICATE OF ACKNOWLEDGMENT

A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document.

State of California }

County of Orange }

On SEPTEMBER 6, 2022 before me, C. P. PALAZUELOS NOTARY PUBLIC
(Here insert name and title of the officer)

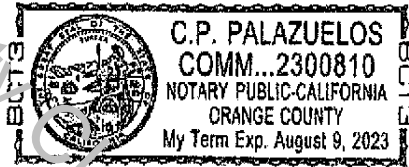
personally appeared JAMES CHU
who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

C. P. Palazuelos
Notary Public Signature

(Notary Public Seal)



ADDITIONAL OPTIONAL INFORMATION

DESCRIPTION OF THE ATTACHED DOCUMENT

(Title or description of attached document)

(Title or description of attached document continued)

Number of Pages _____ Document Date _____

INSTRUCTIONS FOR COMPLETING THIS FORM

This form complies with current California statutes regarding notary wording and, if needed, should be completed and attached to the document. Acknowledgments from other states may be completed for documents being sent to that state so long as the wording does not require the California notary to violate California notary law.


- State and County information must be the State and County where the document signer(s) personally appeared before the notary public for acknowledgment.
- Date of notarization must be the date that the signer(s) personally appeared which must also be the same date the acknowledgment is completed.
- The notary public must print his or her name as it appears within his or her commission followed by a comma and then your title (notary public).
- Print the name(s) of document signer(s) who personally appear at the time of notarization.
- Indicate the correct singular or plural forms by crossing off incorrect forms (i.e. he/she/they, is /are) or circling the correct forms. Failure to correctly indicate this information may lead to rejection of document recording.
- The notary seal impression must be clear and photographically reproducible. Impression must not cover text or lines. If seal impression smudges, re-seal if a sufficient area permits, otherwise complete a different acknowledgment form.
- Signature of the notary public must match the signature on file with the office of the county clerk.
 - ❖ Additional information is not required but could help to ensure this acknowledgment is not misused or attached to a different document.
 - ❖ Indicate title or type of attached document, number of pages and date.
 - ❖ Indicate the capacity claimed by the signer. If the claimed capacity is a corporate officer, indicate the title (i.e. CEO, CFO, Secretary).
- Securely attach this document to the signed document with a staple.

CAPACITY CLAIMED BY THE SIGNER

- Individual (s)
- Corporate Officer
_____ (Title)
- Partner(s)
- Attorney-in-Fact
- Trustee(s)
- Other _____

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6100 N. LINCOLN, LLC

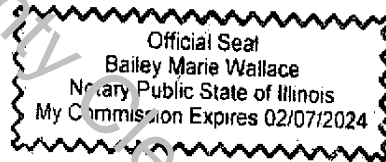
By: 
ANDREW SEPUTIS, MANAGER

STATE OF ILLINOIS)
)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ANDREW SEPUTIS, Manager of 6100 N. LINCOLN, LLC, 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 and delivered the said instrument as his own 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 official seal, this 16 day of August, 2022.

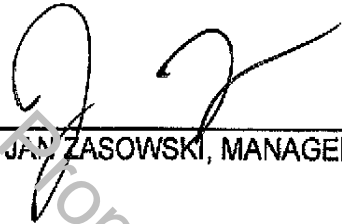

Notary Public



PROPERTY OF COOK COUNTY CLERK'S OFFICE

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6100 N. LINCOLN, LLC

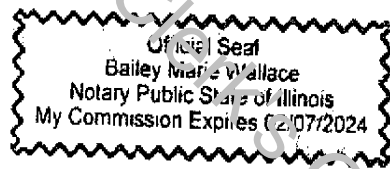
By: 
JAN ZASOWSKI, MANAGER

STATE OF ILLINOIS)
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that JAN ZASOWSKI, Manager of 6100 N. LINCOLN, LLC, 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 she signed and delivered the said instrument as her own 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 official seal, this 18 day of August, 2022.


Notary Public



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PARCEL 1:

LOT 10 (EXCEPT THAT PART THEREOF LYING BETWEEN THE SOUTHWESTERLY LINE OF LINCOLN AVENUE AND A LINE 17 FEET SOUTHWESTERLY MEASURED AT RIGHT ANGLES THERETO AND PARALLEL WITH THE SOUTHWESTERLY LINE OF LINCOLN AVENUE) AND ALL OF LOTS 11 AND 12 IN BLOCK 1, IN OLIVER SALINGER AND COMPANY'S 8TH KIMBALL BOULEVARD ADDITION TO NORTH EDGEWATER, BEING A SUBDIVISION IN THE NORTHEAST FRACTIONAL 1/4, SOUTH OF THE INDIAN BOUNDARY LINE, OF SECTION 2, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 8 AND 9 (EXCEPT THAT PART THEREOF LYING BETWEEN THE SOUTHWESTERLY LINE OF LINCOLN AVENUE AND A LINE 17 FEET SOUTHWESTERLY MEASURED AT RIGHT ANGLES THERETO AND PARALLEL WITH THE SOUTHWESTERLY LINE OF LINCOLN AVENUE) IN BLOCK 1 IN OLIVER SALINGER AND COMPANY'S 8TH KIMBALL BOULEVARD ADDITION TO NORTH EDGEWATER, BEING A SUBDIVISION IN THE NORTHEAST FRACTIONAL 1/4, SOUTH OF THE INDIAN BOUNDARY LINE, OF SECTION 2, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

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