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2234915032D

Doc# 2234915032 Fee \$88.00

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

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 12/15/2022 11:30 AM PG: 1 OF 5

*This instrument prepared by,
and after recording return to:*

*Brian Meltzer
MELTZER, PURTILL & STELLE LLC
1515 E. Woodfield Road, Suite 250
Schaumburg, Illinois 60173*

AREA ABOVE RESERVED FOR RECORDING INFORMATION

Property of Cook County Clerk's Office

RECORDING COVER PAGE

QUITCLAIM DEED

[Document Follows]

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QUIT CLAIM DEED
Statutory (Illinois)
(LLC to Individual)

BAM MELROSE PARK, LLC, an Illinois limited liability company, the "GRANTOR", for and in consideration of the sum of Ten and 00/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, CONVEY(S) and QUIT CLAIM(S) to:

ALAN P. MELTZER, a married man, of 2706 W. Armitage, Chicago, Illinois 60647, the "GRANTEE"

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

SEE EXHIBIT A ATTACHED HERETO.

ABOVE SPACE FOR RECORDER'S USE ONLY

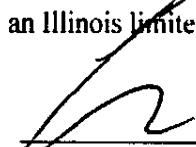
This is not Homestead Property.

Assessor Permanent Index Number: 14-19-419-002-0000

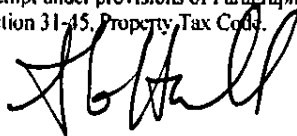
Address of Real Estate: 1955 West Henderson Street, Chicago, Illinois 60657

Dated this 25 day of October, 2022.

BAM MELROSE PARK, LLC,
an Illinois limited liability company


Alan P. Meltzer, Manager



Exempt under provisions of Paragraph E,
Section 31-45, Property Tax Code.




Date Buyer Seller or Representative

{33111; 037; 03518609.DOC : }

REAL ESTATE TRANSFER TAX 08-Dec-2022

		COUNTY:	0.00
		ILLINOIS:	0.00
		TOTAL:	0.00
14-19-419-002-0000		20221101693832 0-138-212-688	

REAL ESTATE TRANSFER TAX 08-Dec-2022

	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
14-19-419-002-0000		20221101693832 0-518-780-240

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

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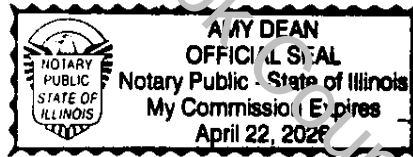
State of Illinois)

County of Cook) ss.

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that Alan P. Meltzer, the Manager of BAM Melrose Park, 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 Deed, as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 25 day of October, 2022.

Commission expires 4/22, 2026



[Signature]

NOTARY PUBLIC

THIS DEED PREPARED BY AND
AFTER RECORDING MAIL TO:

Brian Meltzer
Meltzer, Purtil & Stelle LLC
1515 E. Woodfield Road, Suite 250
Schaumburg, Illinois 60173

SEND SUBSEQUENT TAX BILLS:

Alan P. Meltzer
c/o Meltzer Real Estate, LLC
2706 W. Armitage Avenue
Chicago, Illinois 60647

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EXHIBIT A

LEGAL DESCRIPTION

Lot 71 in Gross Park Second Addition to Chicago in Section 19, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Assessor Permanent Index Number: 14-19-419-002-0000

Address of Real Estate: 1955 West Henderson Street, Chicago, IL 60657

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

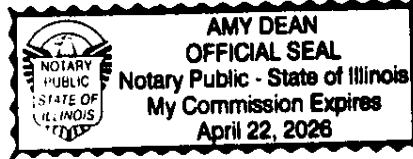
The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real 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 title to real estate under the laws of the State of Illinois.

Dated: 10 25, 2022

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me
this 25 day of October, 2022

Notary Public [Signature]



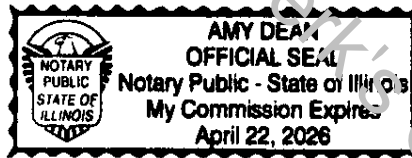
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 25, 2022

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me
this 25 day of October, 2022

Notary Public [Signature]



NOTE: Any person who knowingly submits a false statement concerning the identity of a grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)