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Chicago Title Insurance Company
WARRANTY DEED
ILLINOIS STATUTORY

Doc#: 2312810018 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 05/08/2023 09:56 AM Pg: 1 of 3

Dec ID 20230401605339
ST/CO Stamp 0-787-366-608 ST Tax \$50.00 CO Tax \$25.00
City Stamp 0-102-548-176 City Tax: \$525.00

Chicago Title

230031064 1/1

THE GRANTOR(S), PENN PACIFIC PROPERTIES LP, a Delaware Limited Partnership, of the City of Corona Del Mar, County of Orange, State of California for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to BRICKSAVE 224 LLC, a Delaware Limited Liability Company, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

ALL OF LOT FORTY-FOUR (44) AND THE SOUTH SEVEN FEET OF LOT FORTY-FIVE (45) IN ROHRER'S SUBDIVISION OF BLOCK FIVE(5) IN THE CIRCUIT COURT OF COMMISSIONER'S PARTITION OF THE NORTHEAST QUARTER (1/4) OF THE NORTHWEST QUARTER (1/4) AND THE NORTHWEST QUARTER (1/4) OF THE NORTHEAST QUARTER (1/4) OF SECTION 31, TOWN 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN.

SUBJECT TO: covenants, conditions and restrictions of record; building lines and easements, if any; general real estate taxes not due and payable

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

Permanent Real Estate Index Number(s): 21-31-107-011-0000
Address(es) of Real Estate: 7923 South Manistee Avenue, Chicago, Illinois 60617

Dated this 25th day of April, 2023

PENN PACIFIC PROPERTIES LP

By: Penn Pacific Administration LLC
Its General Partner

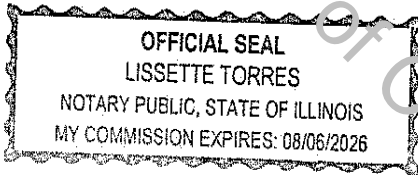
Alex Szathmary, Chief Operating Officer and Authorized Signatory

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Alex Szathmary, 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, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 25th day of April, 2023



Lissette Torres (Notary Public)

Prepared By: Heather Ottenfeld
180 West Washington Street
Suite 810
Chicago, IL 60602

Mail To:
Bricksave 224 LLC
1209 Orange St.
Wilmington, DE 19801

Name & Address of Taxpayer:
Bricksave 224 LLC
1209 Orange St.
Wilmington, DE 19801

REAL ESTATE TRANSFER TAX		02-May-2023
		COUNTY: 25.00
		ILLINOIS: 50.00
		TOTAL: 75.00
21-31-107-011-0000		20230401605339 0-787-366-608

REAL ESTATE TRANSFER TAX		03-May-2023
		CHICAGO: 375.00
		CTA: 150.00
		TOTAL: 525.00 *
21-31-107-011-0000		20230401505339 0-02-548-176
* Total does not include any applicable penalty or interest due.		

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LEGAL DESCRIPTION

Order No.: 23003106LT

For APN/Parcel ID(s): 21-31-107-011-0000

ALL OF LOT FORTY-FOUR (44) AND THE SOUTH SEVEN FEET OF LOT FORTY-FIVE (45) IN ROHRER'S SUBDIVISION OF BLOCK FIVE(5) IN THE CIRCUIT COURT OF COMMISSIONER'S PARTITION OF THE NORTHEAST QUARTER (1/4) OF THE NORTHWEST QUARTR (1/4) AND THE NORTHWEST QUARTER (1/4) OF THE NORTHEAST QUARTER (1/4) OF SECTION 31, TOWN 38 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN.

Property of Cook County Clerk's Office