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WARRANTY DEED

STATE OF ILLINOIS LIMITED LIABILITY COMPANY TO INDIVIDUAL



Doc# 2327040070 Fee \$88.00

RHSP FEE:\$18.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 09/27/2023 02:17 PM PG: 1 OF 3

Above Space for Recorder's Use Only

THE GRANTOPS, MAINSTREET CHICAGO LLG-2335 W. GRAND, AN ILLINOIS SERIES LIMITED LIABILITY COMPANY, AS TO AN UNDIVIDED ONE-HALF INTEREST; AND NOTYEP LIMITED PARTNERSHIP, A DEJAWARE LIMITED PARTNERSHIP, AS TO AN UNDIVIDED ONE-HALF INTEREST, OF THE CITY OF CHICAGO, COUNTY OF COOK, STATE OF ILLINOIS, BEING A LIMITED LIABILITY COMPANY DULY ORGANIZED 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 TEN DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATION IN HAND PAID, AND PURSUANT TO AUTHORITY GIVEN BY THE MEMBERS OF SAID LIMITED LIABILITY COMPANY,

CONVEYS AND WARRANTS TO THERESA TAAN AND GABRIEL CLARITO. HUS OCCUPANT

BEING A LIMITED LIABILITY COMPANY DULY ORGANIZED AND EXISTING UNDER AND BY VIRTUE OF THE LAWS OF THE STATE OF ILLINOIS AND DULY AUTHOPIZED TO TRANSACT BUSINESS IN THE STATE OF & as texants by the contractor

THE FOLLOWING DESCRIBED REAL ESTATE SITUATED IN THE COUNT OF COOK, STATE OF ILLINOIS, TO

SEE ATTACHED LEGAL DESCRIPTION.

PROPERTY ADDRESS: 2335 W. GRAND AVE, CHICAGO, IL 60612-1795 PERMANENT INDEX NUMBER(S): 17-07-125-009-0000

SUBJECT TO: GENERAL REAL ESTATE TAXES FOR THE YEAR 2023 AND SUBSEQUENT YEARS; BUILDING LINES AND USE OR OCCUPANCY RESTRICTIONS, COVENANTS AND CONDITIONS OF RECORD; ZONING LAWS AND ORDINANCES; EASEMENT FOR PUBLIC UTILITIES; ACTS OF THE GRANTEE; AND HEREBY RELEASING AND WAIVING ALL RIGHTS UNDER AND BY VIRTUE OF THE HOMESTEAD EXEMPTION LAWS OF THE STATE OF LLINOIS.

THE DATE OF THIS DEED OF CONVEYANCE IS: SEPTEMBER 19 2023

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MAINSTREET CHICAGO LLC - 2335 W. GRA	IND
By:	(SEAL)
Grand Street Monagement Inc., Mar Daniel Krowitz, President	MARY
Daniel Krawtz, President	-90
NOTYEP LIMITED PARTNERSHIP	
BY:	(SEAL)
Notice the, General Partner	,
Daniel Kravitz, Searctory	
, , , , , , , , , , , , , , , , , , , ,	
<u> </u>	
STATE OF ILL'LNOIS)	
) SS:	
COUNTY OF COOK)	
I, DEANNA S. RYAN, A NOTARY PUBLIC IN AND FO	OR SAID COUNTY, IN THE STATE AFORESAID, DO HEREBY
CERTIFY THAT DAME VEALITY OF	MAINSTREET CHICAGO LLC - 2335 W GRAND, AN
	AND DAVIG VICANTE OF NOTYEP LIMITED
	RTNERSHIP, PERSONALLY KNOWN TO ME TO BE THE
	ILITY COMPANY AND PERSONALLY KNOWN TO ME TO BE
	TO THE FOREGOING INSTRUMENT, APPEARED BEFORE ME
	THAT HE SIGNED, SEALED AND DELIVERED THE SAID
	OF SAID LIMITED LIABILITY COMPANY AS THEIR FREE AND
	ITED LABILITY COMPANY, FOR THE USES AND PURPOSES
THEREIN SET FORTH.	
CIVIEN INVESTIGATION OF THE CONTROL	arm and a series of CEDATA THER 2002
GIVEN UNDER MY HAND AND OFFICIAL	SEALTHIS 1 DAY OF SEPTEMBER, 2023.
	NOTARY PUBLIC SEAL
	DEANNA S RYAN
	MY COMMISSION EXPIRES & NOTARY PUBLIC - STATE OF ILLINOIS
	1) COMMISSION EXPIRES:06/09/24

	This Instrument was Prepared	Send Subsequent Tax Bills to:	After Recording Mail To:	
	By:	;		
ļ		Theresa Tran and Gabriel Clarito		
	Ryan Law Group, Ltd.			
		2335 W. Grand Ave		
	2661 North Lincoln Ave 1st Floor		7	
		Chicago, IL 60612-1795		
ĺ	Chicago, Illinois 60614			

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EXHIBIT "A"

23GSC017858NA Order No.:

For APN/22 cel ID(s): 17-07-125-009

AL. 17-07-125-009-00 LOT 99, IN SUBDIVISION OF BLOCK 24 OF CANAL TRUSTEE'S SUBDIVISION OF SECTION 7, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

AL ESTATE TRANSFER	ΤΔΥ	
17-07-125 000	COUNTY: ILLINOIS: TOTAL: [20230801699814 0-8	22-Sep-2023 157.50 315.00 472.50 866-976-720

REAL FOTATE TRAN	SFER TAY	
	CHICAGO:	22-Sep-2023
	CTA:	2,362.50
	A	945.00
17-07-125-009-0000	/	3.307.50
17-07-125-009-0000 * Total does not include	any for licable	0-640-286-160
* Total does not include	y artification bena	ty or interest due.