

UNOFFICIAL COPY

QUIT CLAIM DEED
ILLINOIS STATUTORY
LLC TO LLC

Doc#. 2407402115 Fee: \$107.00

KAREN A. YARBROUGH

COOK COUNTY CLERK'S OFFICE

Date 3/14/2024 10:38 AM Pg: 1 of 4

Dec ID 20240301652103

ST/Co Stamp 1-069-898-288 ST Tax \$0.00 CO Tax \$0.00

City Stamp 1-298-799-152 City Tax \$0.00

THE GRANTOR, BURHANI MANAGEMENT LLC, a limited liability company created and existing under and by virtue of the laws of the State of IL and duly authorized to transact business in the state of IL, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Managers of said limited liability company, CONVEY(S) and QUIT CLAIM(S) to SHIBAM PROPERTIES LLC, a limited liability company created and existing under and by virtue of the laws of the State of IL and duly authorized to transact business in the state of IL, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

This is NOT homestead property

SUBJECT TO: Covenants, conditions and restrictions of record

Permanent Real Estate Index Number(s): 20-30-201-038-0000

Address(es) of Real Estate: 7140 South Wolcott Avenue
Chicago, Illinois 60636

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its MANAGER, this:

30th day of January, 2024.

BURHANI MANAGEMENT LLC

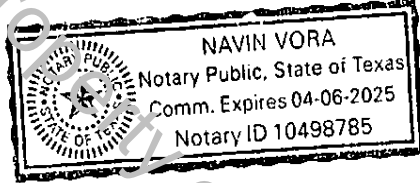
By: Abbasi
ABBAS ANJARWALA, MANAGER

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STATE OF TX, COUNTY OF HARRIS SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that ABBAS ANJARWALA, personally known to me to be the MANAGER of the BURHANI MANAGEMENT LLC, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such ABBAS ANJARWALA signed and delivered the said instrument, pursuant to authority given by the Managers of said limited liability company, as their free and voluntary act, and as the free and voluntary act and deed of said limited liability company, for the uses and purposes therein set forth.

Given under my hand and official seal this 30th day of January, 2024.



Navin Vora

Notary Public

Exempt under provisions of paragraph E Section 31-45, real estate transfer tax law.
Dated: 1/30/24

Signature of Buyer, Seller, or Representative

Prepared by:
Faizan Ahmed Law Firm PC
1041 E. 9th Street
Lockport, IL 60441

Mail to:
SHIBAM PROPERTIES LLC
1690 WILLIAM DR
ROMEONVILLE, IL 60446

Name and Address of Taxpayer:
SHIBAM PROPERTIES LLC
1690 WILLIAM DR
ROMEONVILLE, IL 60446

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Exhibit "A" – Legal Description

LOT 22 IN BLOCK 1 IN B. F. JACOB'S SUBDIVISION OF THE WEST 1/2 OF THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 30, TOWNSHIP 38 NORTH, RANGE 14 (EXCEPT THE SOUTH 627 FEET THEREOF), EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JULY 12, 1889 AS DOCUMENT NO. 1127272, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

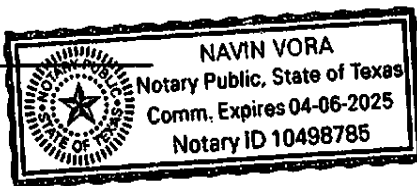
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

Date: 1/30/24

Signature: *[Handwritten Signature]*
Grantor or Agent

SUBSCRIBED and SWORN before me
this 30th day of January 2024

Navin Vora
Notary Public



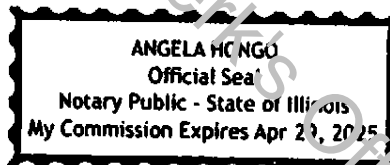
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date: 02/02/2024

Signature: *[Handwritten Signature]*
Grantee or Agent

SUBSCRIBED and SWORN before me
this 2nd day of February 2024

[Handwritten Signature]
Notary Public



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 a Class A misdemeanor for subsequent offenses.

[Attached to deed or ABI to be recorded in the County of Cook in the State of Illinois, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.]