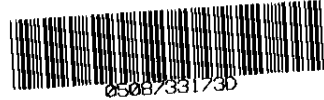


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J8265770/25013775



Doc#: 0508733173
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 03/28/2005 10:37 AM Pg: 1 of 4

THIS INSTRUMENT
PREPARED BY:

LLOYD E. GUSSIS
ATTORNEY AT LAW
2536 NORTH LINCOLN
CHICAGO, IL 60614

QUIT CLAIM DEED

THE GRANTOR, GBD DEVELOPMENT, LTD., a corporation duly organized and existing under and by virtue of the laws of the State of Illinois, for and in consideration of Ten (\$10.00) Dollars, in hand paid, and pursuant to authority given by the Board of Directors of said corporation, CONVEYS AND QUIT CLAIMS unto 215 East 31st., Inc., the real estate commonly known as 215 East 31st Street, Unit # 1, 2, 3 and 4, Chicago, Illinois, situated in the County of Cook, in the State of Illinois, being hereinafter legally described in Exhibit "A" attached hereto and made a part hereof, TO HAVE AND TO HOLD said premises forever.

IN WITNESS WHEREOF, said Grantor has caused its corporate seal to be hereto affixed and has caused its name to be signed to these presents by its President and attested by its Secretary this 23rd day of March, 2005.

ADDRESS: 215 East 31st Street, Unit # 1, 2, 3 and 4, Chicago, Illinois

PTIN: 17-34-103-063-0000

GBD DEVELOPMENT, LTD. 349

By: [Signature]
President

Attest: [Signature]
Secretary

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

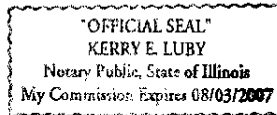
I, the undersigned, a Notary Public in and for said County and State, DO HEREBY CERTIFY that George Bahramis, personally known to me to be the President and Secretary of GBD Development, Ltd., whose name is subscribed to the foregoing instrument, personally appeared before me this day in person and acknowledged that as such President and Secretary, he signed, sealed and delivered the said instrument as his free and voluntary act and

BOX 333-CT1

UNOFFICIAL COPY

as the free and voluntary act of said corporation, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 22nd day of March, 2005.



Kerry E. Luby
Notary Public

My commission expires _____.

MAIL TO:

GDB Development
236 Waukegan Rd.
Glenview, IL 60025

SEND TAX BILL TO:

GDB Development
236 Waukegan Rd.
Glenview, IL 60025

I hereby declare that the Deed represents a transaction exempt under the provisions of paragraph E, Section 4 of the Real Estate Transfer Act.

Kerry E. Luby

Clerk's Office

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LEGAL DESCRIPTION

Unit Numbers 1, 2, 3 and 4 in the 215 E. 31st Street Condominium, as delineated on a survey of the following described tract of land:

Lot 10 in M. Haywood's Subdivision of the West 4/5ths of the Northwest 1/4 of the Northeast 1/4 of the Northwest 1/4 of Section 34, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois;

which survey is attached as an Exhibit to the Declaration of Condominium recorded July 21, 2004 as Document Number 0420334113; together with its undivided percentage interest in the common elements 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.

Dated

March 28, 2005 Signature: _____

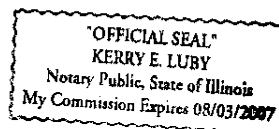
Grantor or Agent

Subscribed and sworn to before me

by the said

this 28th day of March20 05

Notary Public

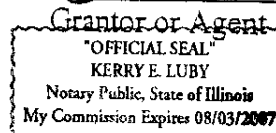


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated

March 28, 2005 Signature: _____

Grantor or Agent



Subscribed and sworn to before me

by the said

this 28th day of March20 05

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 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.)