



Doc#: 0923733061 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 08/25/2009 10:59 AM Pg: 1 of 5

EXHIBIT C DEED IN LIEU OF FORECLOSURE

Ravi Malli, whose address is 6351 W. Montrose, Unit 302, Chicago, Illinois 60634 (Grantor), in consideration of the payment of Ten and no/100ths Dollars (\$10.00), the execution of a Deed In Lieu of Foreclosure Agreement of even date within (Agreement) between Grantor and BSLB, LLC (Grantee) a designee of Lender, State Bank of Countryside, whose address is 6734 Joliet Road, Countryside, IL 60525, and a reduction of Grantor's liability under the Loan Obligations set forth in the body of the Agreement, and for other good and valuable consideration in hand paid, the adequacy and sufficiency of which are hereby acknowledged, does hereby sell, grant, and convey to Grantee the real property commonly known as 656 N. Hamlin and located in the City of Chicago, County of Cook, State of Illinois, and legally described on Exhibit "A" attached hereto, together with all improvements thereon and easements and appurtenances thereto, subject only to the lien of the Mortgage and other Security Documents (collectively, Grantee's Loan Documents), easements, restriction, and other matter of record, and the rights of the parties in possession, if any.

This Warranty Deed is an absolute conveyance and grant of all Grantor's right, title, and interest in the above-described real property and improvements thereon and easements and appurtenances thereto and is not intended as a mortgage, trust conveyance, or security of any kind, Grantor having sold, granted, and conveyed the above-described real property and all improvements thereon and easements and appurtenances thereto to Grantee for a fair and adequate consideration.

Grantor further declares that (a) this conversion is freely and fairly made, executed, and delivered pursuant to the terms of the Agreement and with the advice, or opportunity for advice, of legal counsel of Grantor's selection; (b) that there are no agreements, oral or written, other than this Warranty Deed and the Agreement (and all documents referred to therein and executed in connection therewith) with respect to the above-described real property and all improvements thereon and easements and appurtenances thereto described above; and (c) that fair and adequate consideration has been given for Grantor's waiver of all redemption and cure rights permitted by law as more fully set forth in the Agreement.

BOX 333-CT

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Grantor and Grantee state that it is their express intention that the fee interest herein granted in the above-described real property and all improvements thereon and easements and appurtenances thereto conveyed pursuant to this Warranty Deed shall not merge with or extinguish the lien of Lender's Loan Documents, or the interests of Lender or its designee thereunder, but will be and remain at all times separate and distinct, and that the above-described real property conveyed and all improvements thereon and easements and appurtenances thereto conveyed pursuant hereto shall remain subject to the Lender's Loan Documents, and Lender's Loan Documents shall remain in full force and effect now and hereafter until and unless the above-described real property and all improvements thereon and easements and appurtenances thereto shall be sold at a foreclosure sale or the lien of the Lender's Loan Documents shall be discharged by Lender through a recorded written instrument.

The execution and delivery of this Warranty Deed is and shall given for the consideration as provided in the Agreement; provide, however, that the acceptance by Lender of this Warranty Deed shall not prejudice, limit, restrict, or affect Lender's or its designees' claims of priority under the Loan Documents over any other liens, charges, claims, or encumbrances of any kind whatsoever, or the validity and enforceability of Lender's Loan Documents except as set forth herein.

IN WITNESS THEREOF, Grantor has caused this Warranty Deed to be executed by its duly authorized manager or members as of the 30th day of July, 2009.

GRANTOR: Ravi Malli

[Signature]
Ravi Malli

Exempt from State of Illinois Real Estate Transfer Tax pursuant to *Ill. Rev. Stat., c. 120, ¶1004*, as amended.

Prepared By:
K. White
Burke & White, P.C.
5330 S. Main Street, Suite 200
Downers Grove, IL 60515

After Recording Mail To:
BSLB, LLC
c/o J. Carroll
6734 Joliet Road
Countryside, IL 60525

Tax Statements for the real property described in this instrument should be sent to:

BSLB, LLC
c/o J. Carroll
6734 Joliet Road
Countryside, IL 60525

I HEREBY DECLARE THAT THE ATTACHED DEED REPRESENTS A TRANSACTION EXEMPT FROM TAXATION UNDER THE CHICAGO TRANSACTION TAX ORDINANCE BY PARAGRAPH(S) M OF SECTION 2001-286 OF SAID ORDINANCE.

8-18-09
Date [Signature]
Buyer, Seller, or Representative

Exempt under provision of Paragraph L, Section 31-45 of the Real Estate Transfer Tax Law (35 ILCS 200/31-45)

Dated: 8-18-09
By: [Signature] Buyer

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INDIVIDUAL ACKNOWLEDGEMENT

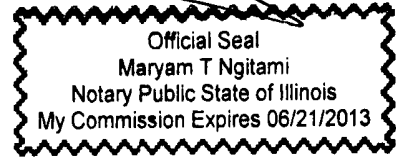
STATE OF ILLINOIS)
COUNTY OF COOK) ss.

On this 30th day of JULY, 2009, before me personally appeared Ravi Malli to me known to be the persons that executed the within Warranty and acknowledged to me that they executed the same as their free act and deed.

Given under my hand and official seal, this 30th day of JULY, 2009

Maryam T Ngitami
Notary Public

My Commission Expires: 06/21/2013



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Deed in Lieu of Foreclosure Exhibit 'A'

LOTS 1 TO 6 IN SUBDIVISION OF BLOCK 8 IN HARDING'S SUBDIVISION OF THE WEST ¼ OF THE NORTHWEST ¼ OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number(s): 16-11-113-054-0000, 16-11-113-055-0000, 16-11-113-056-0000, 16-11-113-057-0000, 16-11-113-058-0000, 16-11-113-059-0000

Address(es) of Real Estate: 656 N. Hamlin, Chicago, Illinois 60624

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