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**QUIT CLAIM DEED
ILLINOIS STATUTORY
(CORPORATION TO CORPORATION)**

Doc#: 1109046074 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/31/2011 12:56 PM Pg: 1 of 4

THE GRANTOR, WM Specialty Mortgage, LLC, as Trustee. a corporation created and existing under and by virtue of the laws of the State of Delaware, and duly authorized to transact business in the State of Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to Stonecrest Income and Opportunity Fund 1, LLC, a corporation created and existing under and by virtue of the laws of the State of California and duly authorized to transact business in the State of Illinois, with its principal place of business at 4300 Steven Creek Boulevard, Suite 275, San Jose, CA 95129.

Of the County of Cook all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE APART HEREOF

SUBJECT TO: Taxes for the year 2009, 2010 and subsequent years

PERMANENT INDEX NUMBER: 15-15-408-008-0000

COMMON STREET ADDRESS: 1915 S 17th Avenue, Broadview, IL 60155

IN WITNESS WHEREOF, said party of the first has caused its name to be signed to these presents by its President, and attested by its Secretary, the 10 day of Dec, 2010

WM Specialty Mortgage LLC

By: Tiffany Skaffe President
Tiffany Skaffe
Vice President

ATTEST: Eula Rednick Secretary

**TRANSFER STAMP
CERTIFICATION OF COMPLIANCE**

Village of Broadview

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STATE OF _____, COUNTY OF _____ ss:

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that ~~TIFFANY SAFF~~ personally known to me to be the President and ~~EWAL HEDZICK~~ personally known to me to be the Secretary of WM Specialty Mortgage, LLC and personally known to me to be the same person(s) whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that as such President and Secretary, they signed, sealed and delivered the said instrument as their authority, given by the Board of Directors of said corporation, as their free and voluntary act, and as their free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 28 day of Dec., 2010

Commission Expires: _____

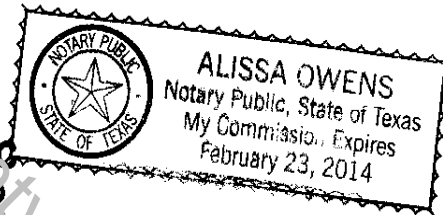
[Signature]
Notary Public

Prepared by: Michael S Fisher, Fisher & Shapiro, LLC. 200 N. LaSalle Street, Suite 2840, Chicago, IL 60601

Mail to:

~~Barrett Daffin Frappier Fuhrer & Engels, LLP
13000 Surveyor Boulevard, Suite 100
Addison, TX 75001
Loan #12808150
BDF File #20100107503054~~

RDS GROUP, LLC
22028 FORD ROAD
DRB HTS, MI 48127



Name and Address of Taxpayer:

Stonecrest Income and Opportunity Fund 1, LLC
4300 Stevens Creek Boulevard, #275
San Jose, CA 95129

**EXEMPT UNDER PARAGRAPH E
SECTION 4 OF THE REAL ESTATE
TRANSFER TAX ACT**

12/21/10
Date

[Signature]
Buyer/Seller/Agent/Representative

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LOT 38 IN BLOCK 5 IN WESTERN ADDITION, BEING A SUBDIVISION OF THE WEST ½ OF THE SOUTHEAST ¼ OF SECTION 15, TOWNSHIP 39 NORTH, RANGE 12 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. P.I.N. 15-15-408-008.

Commonly known as 1915 S. 17th Ave. , Broadview, Il 60155

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.

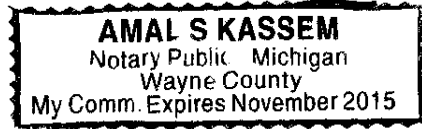
Dated 3/21, 2011

Signature: _____



Grantor or Agent

Subscribed and sworn to before me
By the said _____
This 3rd, day of March, 2011
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.

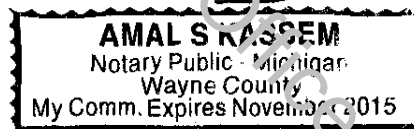
Date 3/21, 2011

Signature: _____



Grantee or Agent

Subscribed and sworn to before me
By the said _____
This 3rd, day of March, 2011
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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)