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Doc#: 1109449144 Fee: \$44.0
Eugene "Gene" Moore RHSP Fee: \$10.0
Cook County Recorder of Deeds
Date: 04/04/2011 03:13 PM Pg: 1 of 5

QUITCLAIM DEED

GRANTOR, WATERFALL VICTORIA REO, LLC (herein, "Grantor"), whose address is 6302 East Martin Luther King Blvd., Suite 300, Tampa, FL 33619, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to GRANTEE, WATERFALL VICTORIA REO 2010-01, LLC (herein, "Grantee"), whose address is 6302 East Martin Luther King Blvd., Suite 300, Tampa, FL 33619, all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 2055 West 35th Street, Chicago, IL 60609

Permanent Index Number: 17-31-306-016-0000

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any. And said Grantor hereby releases and waives all marital property rights and all rights under and by virtue of the Homestead Exemption Law of the State of Illinois.

EXEMPT FROM TRANSFER TAX UNDER 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

To have and to hold said premises forever.

Dated this 3rd day of March, 2011.

GRANTOR

Waterfall Victoria REO, LLC

By: N. Glenn Brooks

Printed Name: N. Glenn Brooks

Title: Attorney in Fact

When recorded return to:

WATERFALL VICTORIA REO 2010-01, LLC
6302 EAST MARTIN LUTHER KING BLVD., SUITE 300
TAMPA, FL 33619

Send subsequent tax bills to:

WATERFALL VICTORIA REO 2010-01, LLC
6302 EAST MARTIN LUTHER KING BLVD., SUITE 300
TAMPA, FL 33619

This instrument prepared by:

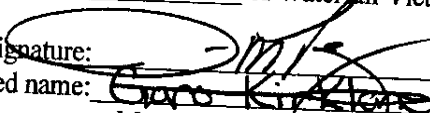
STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

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STATE OF Florida
COUNTY OF Hillsborough

This instrument was acknowledged before me on 3/31/2011 by
N. Glenn Brooks, as Attorney in Fact of Waterfall Victoria REO, LLC.

[Affix Notary Seal]

Notary signature: 

DAREN M. PEREZ
NOTARY PUBLIC
STATE OF FLORIDA
Comm# DD0938491
Expires 11/5/2013

Printed name: Daren Perez

My commission expires: _____



EXEMPT FROM REAL ESTATE TRANSFER TAX UNDER THE PROVISIONS OF 35 ILCS 200/31-45(E) -
ACTUAL CONSIDERATION LESS THAN \$100

N. Glenn Brooks
Signature of Buyer/Seller/Representative
N. Glenn Brooks
Attorney in Fact

3/31/2011
Date

PROPERTY OF COOK COUNTY CLERK'S OFFICE

UNOFFICIAL COPY**EXHIBIT A**

[Legal Description]

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK, STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS:

PART 1: THAT PART OF LOTS 1, 2, 3, 4 AND 5 TAKEN AS A TRACT, IN GEORGE AND WILLIAM EARLE'S SUBDIVISION OF THE WEST HALF OF THE NORTHEAST QUARTER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER (EXCEPT THE NORTH 100 FEET OF THE SOUTH 133 FEET OF THE WEST 125 FEET OF THE EAST 158 FEET THEREOF) IN SECTION 31 TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS:
 COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT: THENCE SOUTH 1 DEGREE 38 MINUTES 40 SECONDS EAST, ALONG THE WEST LINE OF SAID TRACT, 51.24 TO A POINT ON A LINE THAT IS 2.00 FEET SOUTH OF AND PARALLEL WITH THE SOUTH WALL OF A BRICK BUILDING; THENCE NORTH 88 DEGREES 43 MINUTES 5 SECONDS EAST, ALONG SAID PARALLEL LINE, 44.96 FEET TO A POINT OF BEGINNING ON THE SOUTHERLY EXTENSION OF THE CENTER LINE OF A COMMON WALL; THENCE NORTH 0 DEGREES 58 MINUTES 54 SECONDS WEST, ALONG SAID CENTER LINE AND THE SOUTHERLY AND NORTHERLY EXTENSIONS THEREOF, 51.28 FEET TO THE NORTH LINE OF SAID TRACT; THENCE NORTH 88 DEGREE 40 MINUTES 22 SECONDS EAST, ALONG SAID NORTH LINE, 20.00 FEET TO A POINT ON THE NORTHERLY EXTENSION OF THE CENTER LINE OF A COMMON WALL; THENCE SOUTH 0 DEGREE 68 MINUTES 54 SECONDS EAST, ALONG SAID CENTER LINE AND THE NORTHERLY AND SOUTHERLY EXTENSIONS THEREOF, 51.29 FEET TO A POINT ON A LINE THAT IS 2.00 FEET SOUTH OF AND PARALLEL WITH THE SOUTH WALL OF A BRICK BUILDING; THENCE SOUTH 88 DEGREES 43 MINUTES 5 SECONDS WEST ALONG SAID PARALLEL LINE 20.00 FEET TO THE POINT OF BEGINNING, ALL IN COOK COUNTY, ILLINOIS AND CONTAINING 1026 SQUARE FEET, MORE OR LESS, THEREIN. PARCEL 2: NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1-35 FOR PEDESTRIAN AND VEHICULAR ACCESS, INGRESS, EGRESS AS CREATED BY DECLARATION OF COVENANTS, CONDITION, RESTRICTIONS AND EASEMENTS RECORDED FEBRUARY 26, 2007 AS DOCUMENT NUMBER 0705718049.

PARCEL ID #17-31-306-046-0000

This property is NOT the homestead real property of grantor.

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COMPLETION INSTRUCTIONS

1. The deed must be signed in the presence of a notary public.
2. The notary public must sign, affix the notary seal and indicate date commission expires. If the notary seal does not reference the notary name, the name of the notary must be printed, typed or stamped below the notary signature.
3. If signature is on behalf of a **corporation**, the signature should be by the president or vice president, otherwise original, notarized corporate resolutions authorizing signature by another officer or agent must be recorded with the deed.

TRANSFER FORMS

The following must be submitted with the deed for recording:

Illinois Real Estate Transfer Declaration Form PTAX-203 must be submitted with the deed for recording IF a transfer tax is due. If no tax due and exemption shown on face of deed, the Form PTAX-203 need not be submitted.

As an alternative to the paper form, you may use the online form creation application at www.revenue.state.il.us/RETD.

ESTIMATE OF RECORDING COST / TRANSFER TAX

Transfer tax: \$ _____

Recording cost: \$ 52.25

Please note that the above is an estimate of the recording cost and/or transfer tax based upon limited information regarding the transaction. Though TurboDeed may assist in identifying a transfer tax obligation and/or applicable exemption, we cannot guarantee the tax consequences of a transfer as such determination is outside the scope of our work and may depend on a number of factors not made available to us. Any information provided herein regarding transfer tax and recording costs should be considered an advisory estimate only.

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STATEMENT BY GRANTOR AND GRANTEE

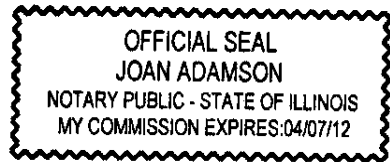
The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or Foreign corporation authorized to do business or acquire and hold title to 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: 4-1-2011

Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the said LINEAR TITLE & CLOSING this 1 day of APRIL, 2011.

Notary Public Joan Adamson



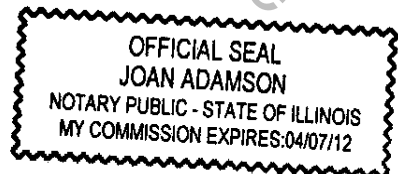
The grantee or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or Foreign corporation authorized to do business or acquire and hold title to 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: 4-1-2011

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said LINEAR TITLE & CLOSING this 1 day of APRIL, 2011.

Notary Public Joan Adamson



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 Act.)