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Doc#: 1225722014 Fee: \$44.00 Eugene "Gene" Moore RHSP Fee:\$10.00 Cook County Recorder of Deeds

Date: 09/13/2012 08:22 AM Pg: 1 of 4

SPECIAL WARRANTY DEED

(The Above Space For Recorder's Use Only)

Grantor, AVALON INVESTMENT SQLUTIONS COMPANY, an Illinois corporation ("Grantor"), having its office at 9010 Keeler Avenue, Skokie, Illinois 60076 for and in consideration of \$10.00, conveys and warrants to the MPS COMMUNITY I, LLC, an Illinois limited liability company ("Grantee"), having its principal offices at 120 South LaSalle Street, Suite 1850, Chicago, Illinois 60603, the real property legally described and identified on Exhibit A attached hereto (the "Property"). Grantor acknowledges that it has executed and delivered this deed simultaneously with, and in connection with the financing of the initial conveyance of the Property to Grantor, and that the deposit of this reconveyance Special Warranty Deed, and, if necessary, its subsequent recording, is a condition established pursuant to the terms and conditions of that certain Redevelopment Agreement dated November 6, 2009 between MPS Community I, LLC, an Illinois limited liability company, Mercy Portfolio Services, a Colorado non-profit corporation, and the City of Chicago, as amended by that certain Assignment and Assumption and Amendment of Redevelopment Agrament dated August 31, 2010 between Grantor, MPS Community I, LLC, the City of Chicago and is a remedial right granted under such agreements.

Dated this 3/5+ day of August 2010.

000 PM OF C

AVALON INVESTMENT SOLUTIONS

By:

Name: Alex Litvinov

Its:

President

Will 334 Cm

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State of Illinois)	
)	SS
County of Cook)	

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Alex Litvinov personally known to me the President of Avalon Investment Solutions Company, is the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the instrument as his free and voluntary act, and the free and voluntary act of Avalon Investment Solutions Company for the uses and purposes therein set forth.

Given under my hand and official seal, this 31 day of luxust, 2010

"OFFICIAL SEAL"
ANTHOLY S. CHIONG
Notary Public, State of Illinois
My Commission Expires 07/19/11

Notary Public

MAIL RECORDED DEED TO: EVA GARRETT, ESQ. MPS COMMUNITY I, LLC 120 S. LASALLE STREET, #1850 CHICAGO, ILLINOIS 60603

EXEMPT FROM TAXATION UNDER THE PROVISION OF PARAGRAPH 31-45 SECTION OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT AND PARAGRAPH 12 SECTION OF THE COOK COUNTY TRANSFER AX ORDINANCE.

0-1/-1/2 Date

Buyer & Co or Representative

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EXHIBIT A LEGAL DESCRIPTION

THE EAST 35 FEET OF LOT 133 IN SCHOOL TRUSTEE'S SUBDIVISION OF THE NORTH PART OF SECTION 16, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THE SOUTH 33 FEET OF SAID LOT CONDEMNED FOR STREET BY PROCEEDINGS IN SUPERIOR COURT IN CASE NO. 137607, AND EXCEPT THAT PART TAKEN OR USED FOR ALLEY) IN COOK COUNTY, ILLINOIS. ALSO KNOWN AS LOT 1 IN BLOCK 106 IN THE SUBDIVISION OF LOT 133 AND 152 OF SCHOOL TRUSTEE'S SUBDIVISION OF THE NORTH PART OF SECTION 16, TOWNSHP 30 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY JULINOIS.

Cook County Clark's Office 220-22 S. LOTUS AVENUE, CHICAGO, IL 60644 **COMMON ADDRESS:**

PIN: 16-16-106-046-0000

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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 and hold title to real estate under the laws of the State of Illinois.

Dated $\frac{9/12}{}, \frac{2012}{}$ s	ignature: Srainor of Agent
Subscribed and sworn to before me by the	
said allow named	
this lathay of Juntember	
Helle Shwalls Notary Public	"OFFICIAL SEAL" Eileen Schwaller Notary Public, State of Illinois My Commission Expires 3/30/2013

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 (it) er 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 9/12, 20/2 Signature: Wy allow agent

Subscribed and sworn to before me by the

said Work named

this 12th day of Septembe

2017. Clilee Inthivally Notary Public

"OFFICIAL SEAL"
Eileen Schwaller
Notary Public, State of Illinois
My Commission Expires 3/30/2013

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.]