

UNOFFICIAL COPY

QUIT CLAIM D E E D

~~Individual to Individual~~

Corporation to Corporation/LLC



1323356000

THE GRANTOR(S), **Borter Z, Inc., an Illinois Corporation**, of 9950 W. Lawrence Ave., Schiller Park, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged. **CONVEY(S) and QUIT CLAIM(S)** to **4819 W. Palmer DZI Group LLC**, of 9950 W. Lawrence Ave
Schiller Park, IL 60176
County of Cook, State of Illinois, as **TENANTS BY THE ENTIRETY** the following described Real Estate:

Doc#: **1323356000** Fee: **\$46.00**
RHSP Fee: **\$9.00** RPRF Fee: **\$1.00**
Affidavit Fee: **\$2.00**
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/21/2013 09:12 AM Pg: 1 of 5

LOT 13 AND THE WEST 2 FEET OF LOT 12 IN BLOCK 15 IN CHICAGO LAND INVESTMENT COMPANY'S SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN: **13-33-221-041-0000**

COMMONLY KNOWN AS: **4819 W. Palmer St., Chicago, IL 60639**

Situated in the County of Cook, State of Illinois. The Grantor(s) hereby release(s) and waive(s) all rights under and by virtue of the homestead exemption laws of the State of Illinois.

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2013 and subsequent years.

DATED this 16 day of August, 2013

Roman A. Drezek (SEAL)

Borter Z, Inc. An Illinois Corporation by Roman Drezek

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STATE OF ILLINOIS)
) SS
 COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State, do hereby certify that **Roman Drezek**, personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth.

WITNESS my hand and official seal this 16th day of August, 2013

Afaf S. Alaraj
 NOTARY PUBLIC



Prepared by: Law Offices of Mark Stribling

MAIL TO:
 4819 W. Palmer DZD Group, LLC
9950 W Lawrence Ave
Suite 101-F
Schiller Park, IL 60176

SEND SUBSEQUENT TAX BILLS TO:
 4819 W. Palmer DZD Group, LLC
9950 W Lawrence Ave
Suite 101-F
Schiller Park, IL 60176

Recorder's Office Box No. _____

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 08/16/13 Signature Roman A. Drezek
Roman Drezek for Borter Z, Inc, Grantor

SUBSCRIBED AND SWORN BEFORE
ME BY THE SAID Roman Drezek
THIS 16th DAY OF AUGUST, 2013

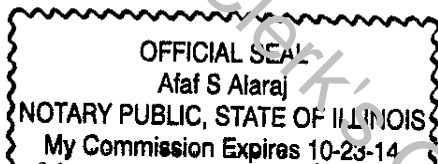
NOTARY PUBLIC Afaf S. Alaraj

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.

Date 8/16/13 Signature John C. Zych
John C. Zych for 481 Palmer DZE Group, LLC, Grantee

SUBSCRIBED AND SWORN BEFORE
ME BY THE SAID John C. Zych
THIS 16th DAY OF August, 2013

NOTARY PUBLIC Afaf S. Alaraj



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 offence and of Class A misdemeanor for subsequent offences.

(Attached 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.)

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CORPORATE RESOLUTION TO SELL REAL ESTATE

Roman Drezek, President of **Borter Z, Inc.**, an Illinois Corporation, **John Zych**, Vice President,

and **Artur Drezek**, 2nd Vice President and Secretary of said Corporation, do hereby certify that the following is a true and correct Copy of the resolution unanimously adopted by the Board of Directors of said Corporation, a quorum of its members being present at a regular meeting, held in the City of Schiller Park, State of ILLINOIS, on the 16 day of August, 2013, and that the resolution has not been revoked by any subsequent action of the Board of Directors of said Corporation, but is still in full force and effect.

Be it resolved, that **Roman Drezek**, the President of said Corporation, and John Zych, Vice President and Artur Drezek, 2nd Vice President and Secretary of said Corporation, are hereby authorized and directed, with full force and complete authority to perform any necessary act to transfer the ownership the property

located at **4819 W. Palmer St., Chicago, IL 60639** by means of QUIT CLAIM DEED to 4819 W Palmer DZD Group LLC, an Illinois Corporation

Borter Z, Inc
(Name of Corporation)

Attest:

Roman Drezek
Roman Drezek (President)

John Zych
John Zych (Vice President)

Artur Drezek
Artur Drezek (2nd Vice President and Secretary)

STATE OF ILLINOIS

COUNTY OF Cook

On the 16th day of August, 2013, before me, the undersigned Notary Public

personally appeared Roman Drezek + John Z Zych,

known personally to me to be the President of Borter Z, Inc,

an Illinois Corporation, and Artur Drezek Vice President, known personally to me to be the Secretary of said corporation, and that they, being authorized so to do, executed the foregoing instrument for the sole purpose contained therein, by signing the name of the Corporation by themselves as President and Secretary respectively.

IN WITNESS WHEREOF, I have hereunto set my hand and official seal.

Commission expires 10/23, 2014.

Alaf S. Alaraj NOTARY PUBLIC



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STATEMENT BY GRANTOR AND GRANTEE

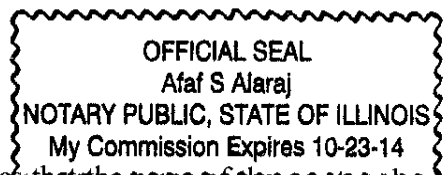
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 08/16/13

Signature Roman H Drezek
Roman Drezek for Borter Z, Inc, Grantor

SUBSCRIBED AND SWORN BEFORE
ME BY THE SAID Roman Drezek
THIS 16th DAY OF AUGUST, 2013

NOTARY PUBLIC Afaf S. Alaraj



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.

Date 08/16/13

Signature Arthur Drezek
for 4819 W Palmer DZD Group, LLC, Grantee

SUBSCRIBED AND SWORN BEFORE
ME BY THE SAID Arthur Drezek
THIS 16th DAY OF August, 2013

NOTARY PUBLIC Afaf S. Alaraj



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 offence and of Class A misdemeanor for subsequent offences.

(Attached 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.)