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BF
QUIT CLAIM DEED
Statutory (Illinois)
(Corporation to Corporation)



14BAR30927



Doc#; 1415419046 Fee: \$64.00 RHSP Fee: \$9.00 RPRF Fee: \$1.00

Affidavit Fee: \$2.00 Karen A.Yarbrough

Cook County Recorder of Deeds
Date: 06/03/2014 11:26 AM Pg: 1 of 3

(The Above Space For Recorder's Use Only)

THE GRANTOR, JEFF BV-COMMERCIAL, LLC, an Illinois series limited liability company, for and in consideration of Ten (\$10.00) DOLLARS, in hand paid, the receipt and sufficiency of which is hereby acknowledged, CONVEYS and QUIT CLAIMS to Grantee, RYORS PROPERTIES, LLC, an Illinois limited liability company, of the City of Chicago, County of Cook, the following described real estate situated in County of Cook, State or Pinc is, to wit:

Address of Real Estate: 1017 West 77th Street, Chicago, IL 60620

Permanent Real Estate Index Number: 20-29-419-001-0000

Lot 30 in Esch and Stege's Addition to West Auburn, being a subdivision of Block 21 in subdivision of Southeast 1/4 of Section 29, Township 38 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

SUBJECT TO: General Real Estate Taxes for 20.3 and subsequent years; special taxes or assessments, if any, for improvements not yet completed; installments, if any not due at the date hereof any special taxes or assessment for improvements heretofore completed; building lines and building restrictions; private, public and utility easements; covenants and restrictions of record as to use and occupancy, the general exceptions to the title commitment; local, state and federal laws, ordinances or governmental regulation, including but not limited to, building and zoning laws, ordinances and regulations, now or hereafter in effect relating to the Property; building code violations, liens and judgments; leases and tenancies; pending building code violations court cases; items appearing of record or that would be shown on a survey.

DATED THIS 16th DAY OF MAY, 2014.

JEFF BV-COMMERCIAL 12

By: (Y) We Name: Gyna McElwee, authorized signer

 COOK
 \$35.00

 ILLINOIS:
 \$70.00

 TOTAL:
 \$105.00

20-29-419-001-0000 | 20140501603831 | KXPEHZ

REAL ESTATE TRANSFER 06/02/2014

CHICAGO: \$525.00 CTA: \$210.00 TOTAL: \$735.00

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STATE OF ILLINOIS)

COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Gyna McElwee, an authorized signer on behalf of Grantor, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged she signed, sealed and delivered the said instrument as her free and voluntary act on behalf of Grantor, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

OFFICIAL SEAL

MARTHA A. MUNOZ NOTARY PUBLIC, STATE OF ILLINOIS MY COMMISSION EXPIRES 4-19-2017

Given under my hand and official seal this 16th day of MAY, 2014.

Commission expires:

4/19/17

NOTARY PUBLIC

This instrument proposed by:

Joseph M. Talarico Talarico Law Group, LLC

15000 S. Cicero Avenue, 3rd ricor

Oak Forest Tr 69452

PLEASE RETURN TO:

15000 SO. CICERO AVE.
OAK FOREST, IL 60452
BAYC30927

RYORS PROPERTIES, LLC

233 S. Wacker Drive 84th Floor

1529 5 State *PH Chicago 16 80605 SEND SUBSEQUENT TAX BILLS TO:

PYORS PROPERTIES, LLC
2°3 S. Wacker Drive 84th Floor
C'ticego, IL 60606

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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: May 16, 2014	Signature: Che Mystrolo
Subscribed and sworn to before me by the Said AGC ST	Grantor of Agent
This 16th gay of May	OFFICIAL SEAL HARRIET ESCOBAR NOTARY PUBLIC, CLATE OF ILLING S MY COMMISSION EXPIRES 12-21-2015
Notary Public	Yes 10 3 12 2 1 7 1 1 2 1 1 2 1 7 1 3 1 2 1 7 1 3 1 2 1 7 1 3 1 2 1 7 1 3 1 2 1 7 1 3 1 3 1 3 1 3 1 3 1 3 1 3 1 3 1 3

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.

Dated: MAy 16, 20 14 Signature Granter or Agent

Subscribed and sworn to before me by the Said Agent

This 16 and day of May

20 14.

Notary Public State of Illinois

Notary Public

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, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)