

UNOFFICIAL COPY

This instrument prepared by:
OS National, LLC
2170 Satellite Blvd, Suite 450
Duluth, GA 30097

Recording requested by:
OS National, LLC
2170 Satellite Blvd, Suite 450
Duluth, GA 30097

And when recorded, please return this deed
and tax statements to:
OS National, LLC
2170 Satellite Blvd, Suite 450
Duluth, GA 30097

ASSET CODE: ILCH162
Address: 814 Reba Pl, Evanston, IL
60202



Doc#: 1432519056 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/21/2014 10:44 AM Pg: 1 of 3

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SPECIAL WARRANTY DEED

THE GRANTOR: IH2 PROPERTY ILLINOIS, L.P., A DELAWARE LIMITED PARTNERSHIP, with an address at 5509 North Cumberland Ave, #505, Chicago, IL 60656.

FOR A VALUABLE CONSIDERATION, in the amount of TEN AND NO/100 DOLLARS (\$10.00) in hand and other good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, hereby REMISES, RELEASES, ALIENS, CONVEYS and SPECIALLY WARRANTS to IH2 PROPERTY TRS 2, L.P., A DELAWARE LIMITED PARTNERSHIP, ("Grantee"), with offices located at 901 Main St, Ste. 4700, Dallas, TX 75202, its successors and assigns, all right, title, interest and claim to the following real estate in the County of Cook, in the State of Illinois with the following legal description:

LOT 4 IN BLOCK 4 IN GREEN AND HUBBARD'S SUBDIVISION OF THE NORTH 12.46 ACRES OF LOT 9 IN THE ASSESSOR'S DIVISION OF THE SOUTH HALF OF THE SOUTH WEST QUARTER OF SECTION 19, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS..

SUBJECT TO all general real estate taxes; all covenants, conditions and restrictions of record; all building lines and easements; and any and all matters and exceptions to title that were caused by Grantee, including, without limitation, any mechanics liens placed on the property or other claims caused (directly or indirectly) by actions of the Grantee (collectively, the "Permitted Exceptions".)

TO HAVE AND TO HOLD all of Grantor's right, title and interest in and to the above described property unto the said Grantee, Grantee's heirs, administrators, executors, successors and/or assigns forever IN FEE SIMPLE; so that neither Grantor nor Grantor's heirs, administrators, executors, successors and/or assigns shall have, claim or demand any right or title to the aforesaid property, premises or appurtenances or any part thereof.

Grantor further SPECIALLY WARRANTS and agrees to FOREVER DEFEND all and singular the said property unto the said Grantee, Grantee's heirs, executors, administrators, successors and/or assigns, against every person whomsoever claiming or to claim the same or any part thereof, by, through or under Grantor, but not otherwise.

Permanent Index Number(s): 11-19-319-005-0000

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Property Address: 814 Reba Pl, Evanston, IL 60202

EXECUTED this date: November 19, 2014.

By: **IH2 PROPERTY ILLINOIS, L.P. A
DELAWARE LIMITED PARTNERSHIP**
BY: **IH2 Property GP LLC, a Delaware
Limited Liability Company, as its General
Partner**

By: Jeffrey Kershner as authorized signor
As Its: For IH2 Property Illinois L.P.,
A Delaware Limited Partnership

State of Illinois

County of _____

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Jeffrey Kershner as Authorized Signor of IH2 Property GP LLC, a Delaware LLC as General Partner of IH2 Property Illinois, L.P., a Delaware Limited Partnership, 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 that _____, as _____ of IH2 Property GP LLC, a Delaware LLC as General Partner of IH2 Property Illinois, L.P., a Delaware Limited Partnership signed, sealed and delivered the said instrument as his/her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 19th day of November, 2014.

Tania Tamarit
Signature of Notary Public

(Seal)



Printed Name of Notary

My commission expires on March 13, 2018, 2014.

MUNICIPAL TRANSFER STAMP (If Required)

COUNTY/ILLINOIS TRANSFER STAMP (If Required)

CITY OF EVANSTON
EXEMPTION
[Signature]
CITY CLERK

This instrument represents a transaction exempt under 35 ILCS 200/31-45(Paragraph E), of the IL Real Estate Transfer Tax Act

[Signature] Signature
11/20/14 Date Signed

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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 November 18, 2014

Signature: [Signature]
IH2 PROPERTY ILLINOIS, L.P. - GRANTOR
BY: JEFFREY KERSHNER

Subscribed and sworn to before me by the

said JEFFREY KERSHNER

this 18th day of November

2014.



[Signature] (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 and hold title to real estate under the laws of the State of Illinois.

Dated November 12, 2014

Signature: [Signature]
IH2 PROPERTY TRS 2, L.P. - GRANTEE
BY: John Schissel

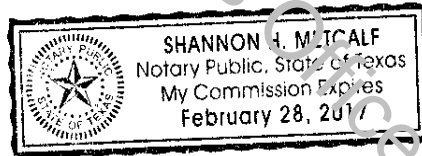
Subscribed and sworn to before me by the

said John Schissel

this 12 day of November

2014

[Signature] (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.]