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**QUIT CLAIM DEED
Statutory (Illinois)**



Doc#: 1508616027 Fee: \$40.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/27/2015 11:36 AM Pg: 1 of 2

15BAR31997



(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 AND 00/100 DOLLARS (\$10.00), in hand paid, the receipt and sufficiency of which is hereby acknowledged, **CONVEYS AND QUIT CLAIMS** to **GRANTEE** **Marquette Park Properties LLC IV** of 5713 N Menard Ave., Chicago, IL 60646, an Illinois series Limited liability company, the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A"

Property Address: 8101 South Maryland Avenue, Chicago, IL 60604 60619

Permanent Index Number(s): 20-35-115-001-0000

SUBJECT TO: General Real Estate Taxes for 2014 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 regulations, 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 11th day of March, 2015.

Jeff BV-Commercial, LLC

By: *[Signature]*

Name: Gyna McElwee *[Signature]*

REAL ESTATE TRANSFER TAX

26-Mar-2015

CHICAGO:	712.50
CTA:	285.00
TOTAL:	997.50

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20-35-115-001-0000 | 20150301669442 | 1-972-939-136

CCRD REVIEWER *[Signature]*

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STATE OF ILLINOIS)
) SS,
COUNTY OF)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Gyna McElwee, 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 it signed, sealed and delivered in the instrument as its free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 11th day of March, 2015.



Harriet Escobar

Notary Public



THIS INSTRUMENT PREPARED BY
Joseph M. Talarico
Talarico Law Group
15000 S. Cicero Ave.
Oak Forest, IL 60452

MAIL TO:

Barrister Title, LLC
15000 S. Cicero Avenue
Oak Forest, IL 60452

SEND SUBSEQUENT TAX BILLS TO:

Marquette Park Properties LLC IV
5713 N. Menard Avenue
Chicago, IL 60604

REAL ESTATE TRANSFER TAX		27-Mar-2015	
		COUNTY:	47.50
		ILLINOIS:	95.00
		TOTAL:	142.50
20-35-115-001-0000 20150301669442 1-403-693-440			