

UNOFFICIAL COPY

After recording return to:
Waypoint Homes
215 W. Superior St., #300
Chicago, IL 60654



Doc#: 1518345013 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/02/2015 09:33 AM Pg: 1 of 4

Send all tax bills to:
Waypoint Homes
Attn: Due Diligence
P.O. Box 1226
Oakland, CA 94604-1226

QUIT CLAIM DEED

For and in consideration of Ten and 00/100 (\$10.00) in hand paid, the grantor, Inverclyde, LLC, a Delaware limited liability company, having an address at 215 W. Superior St., Suite 300, Chicago, IL 60654 ("Grantor"), hereby CONVEYS and QUIT CLAIMS to Starwood Waypoint TRS, LLC, a Delaware limited liability company having an address at 215 West Superior Street, Suite 300, in the City of Chicago, County of Cook, State of Illinois ("Grantee") any and all of Grantor's right, title and interest in and to the following described Real Estate situated in the County of DuPage in the State of Illinois.

See legal description attached as Exhibit A.

Permanent Index Number (PIN): 19-04-421-031-0000

Address of Real Estate: 4538 S. Lamon, Chicago, IL 60638

This conveyance is being made without any representation and warranty by the Grantor whatsoever and is and shall remain subject to any and all encumbrances existing as of the date hereof, including (without limitation) any and all covenants, conditions and restrictions of record; private, public and utility easements and roads and highways, if any, and any and all general and special taxes due and payable in connection with the Real Estate for any and all years.

[The remainder of this page was left blank intentionally. The signature page is attached.]

City of Chicago
Dept. of Finance
690627



Real Estate
Transfer
Stamp

\$0.00

7/2/2015 9:22

dr00347

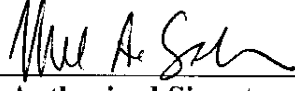
Batch 10,142,673

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IN WITNESS WHEREOF, Grantor has executed this Quit Claim Deed under seal on this 9th day of June, 2015.

GRANTOR:

Inverclyde, LLC, a Delaware limited liability company



Michael Snyder, Authorized Signatory

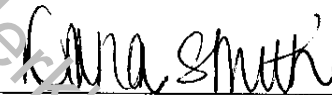
STATE OF ILLINOIS)

COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Michael Snyder, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal this 9th day of June, 2015.

Commission expires.



Notary Public



Property of Cook County Clerk's Office


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EXHIBIT A

LEGAL DESCRIPTION

Lot 13 in Block 18 in Bartlett's Central Chicago Subdivision in Section 4 and Section 9, Township 38 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

This Deed is exempt under the provisions of Section 4(e) of the Illinois Transfer Tax Act.



Agent for Grantor

6/9/15

Prepared By:

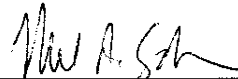
HP3 Law, LLC
Nat Piggee
215 W. Superior St., Suite 300
Chicago, IL 60654

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STATEMENT BY GRANTOR AND GRANTEE

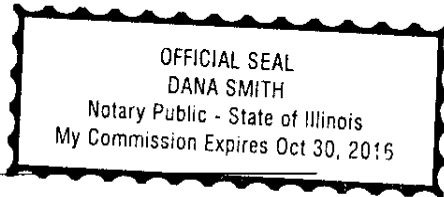
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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: June 9, 2015

Signature: 
Grantor or Agent

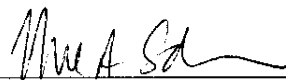
Subscribed and sworn to before me by the said Michael Snyder this 9th day of June, 2015.

NOTARY PUBLIC 



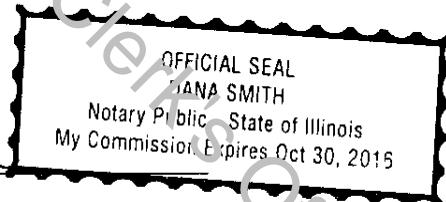
The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a partnership authorized to do business or 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: May 21, 2015

Signature: 
Grantee or Agent

Subscribed and sworn to before me by the said Michael Snyder this 9th day of June, 2015.

NOTARY PUBLIC 



NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)