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Doc#: 1524519095 Fee: \$44.00
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Karen A.Yarbrough
Cook County Recorder of Deeds
Date: 09/02/2015 12:57 PM Pg: 1 of 4

COOK COUNTY RECORDER

COVER PAGE FOR

QUIT CLAIM DEED

ON PROPERTY LOCATED AT

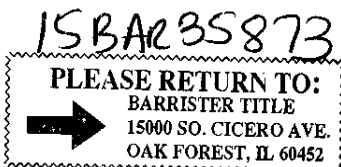
6353-55 SOUTH LANGLEY AVENUE
CHICAGO, IL 60637

PIN:

20-22-206-018-0000

DATE:

AUGUST 31, 2015



CCRD REVIEWER Rw

UNOFFICIAL COPY**QUIT CLAIM DEED**
Statutory (Illinois)

(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** Quad? Properties LLC, an Illinois series limited liability company, principal office at One University Plaza, Suite 623, Hackensack, NJ 07610 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"

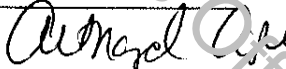
Property Address: 6353-55 South Langley Avenue, Chicago, IL 60637

Permanent Index Number(s): 20-22-206-018-0000

SUBJECT TO: General Real Estate Taxes for 2015 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 31st day of August, 2015.

Jeff BV -COMMERCIAL, LLC

By: Name: Gyna McElwee 

Page 1 of 3

REAL ESTATE TRANSFER TAX 02-Sep-2015



CHICAGO:	956.25
CTA:	382.50
TOTAL:	1,338.75

20-22-206-018-0000 | 20150901623116 | 0-271-611-776

REAL ESTATE TRANSFER TAX 02-Sep-2015



COUNTY:	63.75
ILLINOIS:	127.50
TOTAL:	191.25

20-22-206-018-0000 | 20150901623116 | 0-589-657-984

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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 31st day of August, 2015.



[Handwritten Signature]

Notary Public

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

MAIL TO:

Law Offices of Cambi L Cann
555 West Madison, Suite 2112
Chicago, IL 60661

SEND SUBSEQUENT TAX BILLS TO:

Quad2 Properties LLC
One University Plaza, Suite 623,
Hackensack, NJ 07610

Property of Cook County Clerk's Office

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**EXHIBIT A
LEGAL DESCRIPTION**

LOT 26 AND 27 IN LORING AND GIBBTS SUBDIVISION OF THE NORTH 1/2 OF THE EAST 28 ACRES AND THAT PART OF THE WEST 52 ACRES LYING EAST OF ST. LAWRENCE AVENUE OF THE NORTH 1/2 OF THE NORTHEAST 1/4 OF THE SECTION 22, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office