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**THIS INSTRUMENT PREPARED BY &
AFTER RECORDING RETURN TO:**

Law Offices of Cambi L. Cann, P.C.
100 W. Randolph, Box 64805
Chicago, Illinois 60664

Mail Subsequent Tax Bills to:

Quad2 Investor LLC – 6237 S Langley
One University Plaza, Suite 623
Hackensack, New Jersey 07601



Doc#: 1534516037 Fee: \$42.00
RHSP Fee: \$9.00 RPPF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 12/11/2015 12:56 PM Pg: 1 of 3

Above Space for Recorder's Use Only

QUIT CLAIM DEED

THE GRANTOR, **QUAD2 PROPERTIES LLC (F/K/A CHAPPEL 7025 LLC)**, an Illinois limited liability company, in consideration of TEN & NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to **QUAD2 PROPERTIES LLC – 7406 CRANDON**, an Illinois series limited liability company, having its principal place of business in Chicago, Illinois, in fee simple forever, all of their right, title and interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

LOTS 3 AND 4 IN THE SUBDIVISION OF BLOCK 3 IN LEWIS SUBDIVISION OF THE NORTH 1/2 OF BLOCK 8 IN STEVE AND KLEMM'S SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 7406 S. Crandon, Chicago, Illinois 60649.


PIN: 20-25-226-013-000.

SUBJECT TO: (a) general real estate taxes not yet due or payable; and (b) covenants, conditions and restrictions of record.

Grantors hereby release and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

THIS IS AN EXEMPT TRANSFER PURSANT TO 35 ILCS 200/31-45 (e).

Quad2 Properties, LLC,
an Illinois limited liability company


By: 
Elliot Schechter, Manager

(Signature and Notary Page Follow)

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IN WITNESS WHEREOF, Grantors have executed this Quit Claim Deed as of the 8th day of December, 2015.

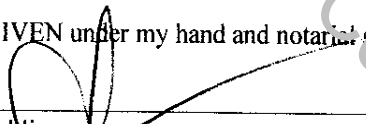
Quad2 Properties, LLC,
an Illinois limited liability company

By: 
Elliot Schechter, Manager

STATE OF ILLINOIS)
)
COUNTY OF COOK)


I, Cambi L. Carn, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Elliot Schechter, a Manager of Quad2 Properties, LLC, an Illinois limited liability company, who is 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 and delivered the said instrument as his own free and voluntary act, and as the free and voluntary act of said limited liability company, for the uses and purposes therein set forth.



GIVEN under my hand and notarial seal, this 8th day of December, 2015.



Notary Public
My Commission Expires: 3/27/18



REAL ESTATE TRANSFER TAX	11-Dec-2015
	CHICAGO: 0.00
	CTA: 0.00
	TOTAL: 0.00
20-25-226-013-0000 20151201650293 0-833-774-656	

REAL ESTATE TRANSFER TAX	11-Dec-2015
 	COUNTY: 0.00
	ILLINOIS: 0.00
	TOTAL: 0.00
20-25-226-013-0000 20151201650293 1-824-810-048	

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GRANTOR/GRANTEE STATEMENT

The Grantor or his/her Agent affirms that, to the best of his/her knowledge, the name of the Grantor 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 title to real estate under the laws of the State of Illinois.

Dated: December 11, 2015.

Signature *D. Plump*
Print Name: Donnell Plump
Authorized agent for Grantor

Subscribed and sworn to before me
by the said Grantor

This 11th day of December, 2015

Notary Public Christa M. Swearingen



The Grantee or is/her 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 title to real estate under the laws of the State of Illinois.

Dated: December 11 2015.

Signature *D. Plump*
Print Name: Donnell Plump
Authorized agent for Grantee

Subscribed and sworn to before me
by the said Grantee

This 11th day of December, 2015.

Notary Public Christa M. Swearingen



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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)