

# UNOFFICIAL COPY

**This Deed Prepared By:**

Trisha L. Mowbray, Esq.  
Jones Day  
77 West Wacker Drive  
Chicago, Illinois 60601

**After Recording Return To:**

OS National, LLC  
2170 Satellite Blvd., Ste. 450  
Duluth, GA 30097



Doc#: 1608934021 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/29/2016 09:16 AM Pg: 1 of 4

**Send Subsequent Tax Bills To:**

THR PROPERTY ILLINOIS, L.P.  
c/o Invitation Homes  
901 Main St., Suite 4700  
Dallas, TX 75202

**ILLINOIS REAL ESTATE TRANSFER TAX:** This deed is exempt from Illinois real estate transfer tax and the filing of form PTAX-203 pursuant to 35 ILCS 200/31-45 (e)

 3/29/16

## SPECIAL WARRANTY DEED

This Special Warranty Deed is made this 1st day of March, 2016, by and between **2014-2 IH BORROWER L.P.**, an Delaware limited partnership (the "**Grantor**"), with offices at c/o Invitation Homes, 901 Main St., Suite 4700, Dallas, TX 75202, and **THR PROPERTY ILLINOIS, L.P.**, a Delaware limited partnership (the "**Grantee**"), with offices at c/o Invitation Homes, 901 Main St., Suite 4700, Dallas, TX 75202.

WITNESSETH, that Grantor, for and in consideration of the sum of Ten and No/100 Dollars (\$10.00) and other good and valuable consideration, in hand paid by Grantee, the receipt and sufficiency whereof is hereby acknowledged, by these presents does hereby REMISE, RELEASE, ALIEN AND CONVEY unto Grantee, and to its successors and assigns, FOREVER, the property described on Exhibit A attached hereto and made a part hereof, which property is situated in the County of Cook and State of Illinois (the "**Property**").

Together with all and singular the rights, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion, reversions, remainder and remainders, rents, issues, and profits thereof, and all the estate, right, title, interest, claim, or demand whatsoever of Grantor, either in law or equity, of, in and to the Property with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said Property with the appurtenances, unto the Grantee and its successors and assigns forever.

And the Grantor, for itself, and its successors, does covenant, promise, and agree, to and with the Grantee, and its assigns, that the Grantor has not done or suffered to be done, anything whereby the Property hereby granted is, or may be, in any manner encumbered or charged, except as herein recited; and that it WILL WARRANT AND FOREVER DEFEND said Property, against all persons lawfully claiming, or to claim the same, by, through or under it.

[signature page follows]

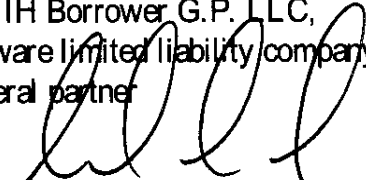


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IN WITNESS WHEREOF, the Grantor has caused its name to be signed to these presents as of the day and year first above-written.

**2014-2 IH BORROWER L.P.,**  
a Delaware limited partnership

By: 2014-2 IH Borrower G.P. LLC,  
a Delaware limited liability company  
its general partner

By:   
Name: Jonathan Olsen  
Its: Managing Director, Capital Markets

STATE OF Texas, ss.  
COUNTY OF Dallas

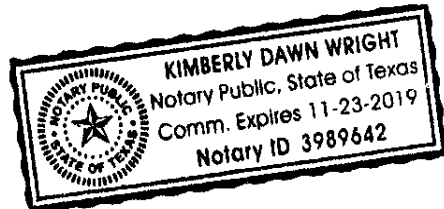
I, Kimberly Dawn Wright, Notary Public in and for said County, in the State of 2014-2 IH Borrower G.P. LLC, a Delaware limited liability company, which entity is the general partner of 2014-2 IH BORROWER L.P., a Delaware limited partnership, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this 26 day of July, 2016 and acknowledged that s/he signed and delivered the said instrument as his/her own free and voluntary act on behalf of said entity, for the uses and purposes therein set forth.

Given under my hand and seal this 26 day of July, 2016.

  
Notary Public

My commission expires:

Nov 23, 2019



REAL ESTATE TRANSFER TAX	29-Mar-2016
CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

REAL ESTATE TRANSFER TAX	29-Mar-2016
COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

17-08-100-016-0000 | 20160301684489 | 0-898-266-688

\* Total does not include any applicable penalty or interest due.

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## EXHIBIT A

### Legal Description

STREET ADDRESS: 1522 W SUPERIOR ST - G, CHICAGO, IL, 60622  
COUNTY: COOK  
CLIENT CODE: ILCH1050  
TAX PARCEL ID/APN: 17-08-100-016-0000

THE LAND REFERRED TO HEREIN BELOW IS SITUATED IN THE COUNTY OF COOK,  
STATE OF ILLINOIS, AND IS DESCRIBED AS FOLLOWS: LOT 21 IN BLOCK 3 IN  
BICKERDIKE'S ADDITION TO CHICAGO IN SECTION 8, TOWNSHIP 39 NORTH, RANGE 14,  
EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY.

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

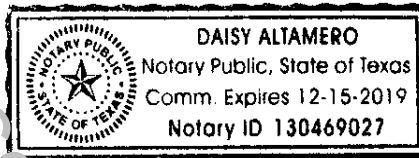
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate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

2014-2 IH BORROWER L.P., a Delaware limited partnership

Dated March, 2016 Signature: \_\_\_\_\_  
Grantor or Agent

Subscribed and sworn to before me by the  
said Jon Olsen  
this 2<sup>nd</sup> day of March  
2016

Daisy Altamero  
Notary Public



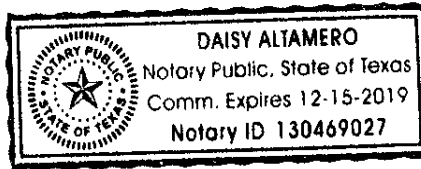
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

THR PROPERTY ILLINOIS, L.P., a Delaware limited partnership

Dated March, 2016 Signature: \_\_\_\_\_  
Grantee or Agent

Subscribed and sworn to before me by the  
said Jon Olsen  
this 2<sup>nd</sup> day of March  
2016

Daisy Altamero  
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.]