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First American Title Insurance Company



Doc#: 1609112027 Fee: \$42.00
RHSP Fee: \$9.00 APRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/31/2016 02:07 PM Pg: 1 of 3

**WARRANTY DEED
ILLINOIS STATUTORY
Individual**

THE GRANTOR(S) STANISLAV OLVY, married man of the Village of Buffalo Grove, County of Cook, State of Illinois for and in consideration of TEN dollars and 0/100, and other good and valuable consideration in hand paid, CONVEY(S) and WARRANT(S) to ~~NEDAR CAPITAL LLC~~, all interest in the following described Real Estate situated in the County of COOK in the State of ILLINOIS, to wit:

** NEDER CAPITAL SERVICES LLC,
See Exhibit "A" attached hereto and made a part hereof*

[Homestead]


SUBJECT TO: GRANTEE HEREIN IS PROHIBITED FROM CONVEYING CAPTIONED PROPERTY FOR ANY SALES PRICE FOR A PERIOD OF 30 DAYS FROM THE DATE OF THIS DEED March 16, 2016. AFTER THIS 30 DAYS PERIOD, GRANTEE IS FURTHER PROHIBITED FROM CONVEYING THE PROPERTY FOR A SALES PRICE GREATER THAN \$239,257.20 OF SHORT SALE PRICE UNTIL 90 DAYS FOR THE DATE OF THIS DEED March 16, 2016. THESE RESTRICTIONS SHALL RUN WITH THE LAND AND ARE NOT PERSONAL TO GRANTEE.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 03-05-413-029-0000
Address (es) of Real Estate: 606 Raupp Blvd Buffalo Grove IL 60089

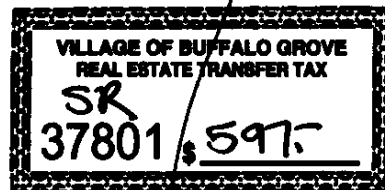
Dated this 16 day of March, 20 16


STANISLAV OLVY


Valentina Olvy solely for purpose of releasing homestead rights

FIRST AMERICAN TITLE
FILE # 2713326 1362

S Y
P 3
S N
SC Y
INT 10



REAL ESTATE TRANSFER TAX		30-Mar-2016
COUNTY:	ILLINOIS:	99.75
		199.50
	TOTAL:	299.25

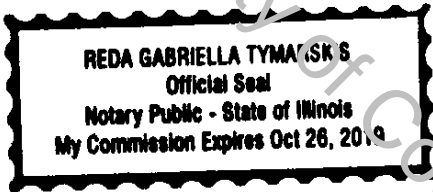
03-05-413-029-0000 | 20160301679915 | 1-230-747-200

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STATE OF ILLINOIS, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Stanislav and Valentina Olvy personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their 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 official seal, this 16 day of March, 20 16.



(Notary Public)

[Exempt]

Prepared by:
Law Offices of David Freydin
8707 Skokie Blvd Ste 305
Skokie IL 60077

Mail to:
John MRAJIC

14497 John Humphrey #200

Orland Park IL 60462

Name and Address of Taxpayer:
Neden Capital Services LLC

350 E Dundee Ste 305

Wheeling IL 60090

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EXHIBIT A

LEGAL DESCRIPTION

Legal Description: LOT 117 IN "ARLINGTON ADDITION TO BUFFALO GROVE", BEING A SUBDIVISION IN SECTIONS 4 AND 5, TOWNSHIP 42 NORTH, RANGE 11, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index #'s: 03-05-413-029-0000 Vol. 0231

Property Address: 606 Kaupp Boulevard, Buffalo Grove, Illinois 60089

Property of Cook County Clerk's Office