



Doc#: 1618110256 Fee: \$42.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 06/29/2016 04:04 PM Pg: 1 of 3

**QUIT-CLAIM DEED**

Corp (LLC) To Corp (LLC)

This agreement, made this 11th day  
of May, 20 16, between  
Jeff BV-Vacant, LLC

a limited liability company  
created and/or organized and existing under  
and by virtue of the laws of the State of Illinois  
and duly authorized to transact business in the  
State of Illinois, party of the first part, and  
NSquared Properties, LLC Series 3

a corporation  
created and/or organized and existing under and by virtue of the laws of the State of  
Illinois and duly authorized to transact business in the State of Illinois, having its principal business  
office at the following address 2038 W Webster Ave, STE 1, Chicago, IL 60647

party of the second part, WITNESSETH that the party of the first part, for and in consideration of the sum  
of Ten Dollars, and other good and valuable consideration, in hand paid by the party of the second part, the  
receipt of which is acknowledged, and pursuant to the authority of the Board of Directors of said corporation  
or limited liability company, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND  
**QUIT-CLAIM** unto the party of the second part, FOREVER, all the following described real estate, situated  
in the County of Cook, in the State of Illinois, to wit:

Legal Description: *(see attached Legal Description made part hereof)*

Permanent Index Number(s): 25-55-305-021-0000

Commonly Known As: 1316-24 W 92nd St Chicago, L 60620

**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.

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise  
appertaining, and the reversion and reversions, remainder and remainders, rents, issues and profits thereof,  
and all the estate, right, title, interest, claim or demand whatsoever, of the party of the first part, either in law  
or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE  
AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second  
part, his/her/their heirs and assigns forever.

DATED THIS 11th DAY OF May, 20 16.

REAL ESTATE TRANSFER TAX	13-May-2016
CHICAGO:	900.00
CTA:	360.00
TOTAL:	1,260.00 *

25-05-305-021-0000 | 20160501602889 | 1-050-675-520

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

ENTITY: Jeff BV-Vacant, LLC

BY: Gyna McElwee

PRINTED NAME: Gyna McElwee

FIDELITY NATIONAL TITLE or 16009660

BOX 15

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INT

# UNOFFICIAL COPY

STATE OF ILLINOIS )  
 ) SS  
COUNTY OF Cook )

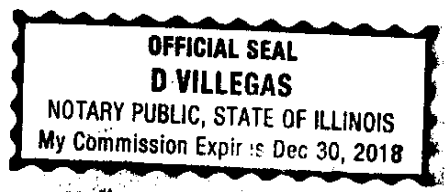
I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Gyna McElwee, an authorized signer on behalf of Grantor, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged s/he signed, sealed and delivered the said instrument as her free and voluntary act on behalf of Grantor, 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 11th day of May, 2016

Commission expires December 30, 2018 D. Villegas  
NOTARY PUBLIC

This instrument prepared by :

**A. Ade Adekoya, Esq**  
Adekoya Law Group  
Adekoya & Associates, LLC  
915 175th Street, Suite 1NW  
Homewood, IL 60430-2071



MAIL TO:  
Nsquared Properties LLC  
2038 W. Webster  
Chicago, IL 60647

SEND SUBSEQUENT TAX BILLS TO:  
Nsquared Properties LLC  
2038 W. Webster  
Chicago, IL 60647

Recorder's Office Box No. \_\_\_\_\_

REAL ESTATE TRANSFER TAX		13-May-2016
COUNTY:		60.00
ILLINOIS:		120.00
TOTAL:		180.00

25-05-305-021-0000 | 20160501602889 | 0-511-641-920

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## LEGAL DESCRIPTION

*Legal Description for Premises Commonly Known As:*

1316-24 W 92nd St, Chicago, L 60620

Lot 28 and the South 15 1/2 feet of Lot 27 in Block 6 in Cremin and Brennan's Fairview Park Subdivision of Certain Blocks and Parts of Blocks of Crosby and others Subdivision of the South 1/2 (West of Railroad) of Section 5, Township 37 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Property of Cook County Clerk's Office