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Doc#: 1630747089 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/02/2016 11:28 AM Pg: 1 of 3

Dec ID 20161001671614
ST/CO Stamp 1-059-446-592

400 27988

QUITCLAIM DEED

Statutory (Illinois)

GIT

1 of 2

RECORDER'S STAMP

THE GRANTOR(s), JCA Fund 11 LLC Series 350, an Illinois limited liability company of 626 W. Randolph Street, Suite 1, Chicago, Illinois for an in consideration of \$1.00 (one dollar), and other good and valuable consideration, in hand paid, CONVEY(S) and QUITCLAIM(S) to THE GRANTEE(s), JVA IL, LLC, an Illinois limited liability company, all interest in the following described Real Estate situated in Cook County, in the State of Illinois, commonly known described as:

Lot 52 in William H. Britigan's Sunset Ridge Golf Club Addition being a Subdivision in the North West Quarter and the South West Quarter of Section 12, Township 42 North, Range 12 East of the Third Principal Meridian, deed recorded July 31, 1925, as document 8992112, in Cook County, Illinois.

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

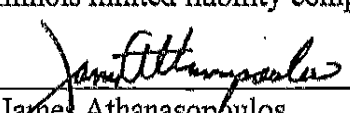
Permanent Real Estate Index Number(s): 04-13-117-019-0000

Property Address: 350 Sunset Drive, Northfield, Illinois 60093

Dated this 14th day of October, 2016

Signature(s) of Grantor(s):

JCA Fund 11, LLC Series 350,
An Illinois limited liability company

By: 
Title: Authorized Signatory

REAL ESTATE TRANSFER TAX

28-Oct-2016



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

04-13-117-019-0000

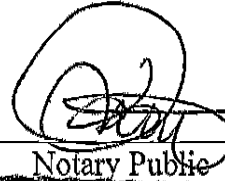
| 20161001671614 | 1-059-446-592

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STATE OF ILLINOIS }
 } SS
 COUNTY OF COOK }

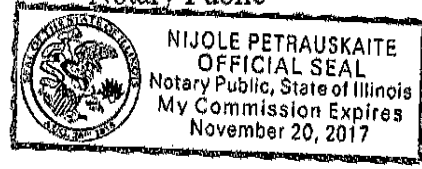
I, the undersigned, a Notary Public in and on said County, in the State aforesaid, DO HEREBY CERTIFY THAT James Athanasopoulos is personally known to me to be the same person whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered said instrument as his/her/their free and voluntary act, for the purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 14th day of October, 2016.



 Notary Public

My commission expires 11/20/17



Exempt under provisions of the Real Estate Transfer Tax Code, 35 ILCS 200/31-45 (E).

MAIL TO AND SEND TAX BILL TO:
 JVA IL, LLC
 626 W. RANDOLPH STREET
 SUITE 1
 CHICAGO, IL 60661

PREPARED BY:
 James C. Athanasopoulos, Esq.
 626 W. Randolph, Suite 1
 Chicago, IL 60661

Property of Cook County Clerk's Office

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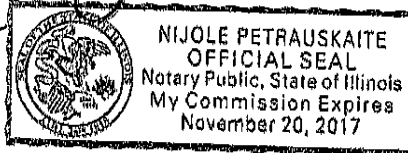
STATEMENT BY GRANTOR AND GRANTEE

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 title to real estate under the laws of the State of Illinois.

Dated Oct 14th, 20 16

Signature: *James Athanasopoulos*
Grantor or Agent

Subscribed and sworn to before me
by the said *James Athanasopoulos*
this 14th day of Oct, 20 16
Notary Public *[Signature]*

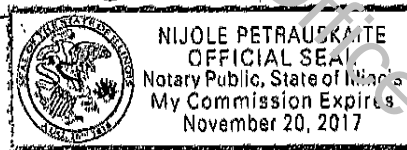


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

Dated Oct 14th, 20 16

Signature: *James Athanasopoulos*
Grantee or Agent

Subscribed and sworn to before me
By the said *James Athanasopoulos*
This 14th day of Oct, 20 16
Notary Public *[Signature]*



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.)