QUITCLAIM DEED

Statutory (Illinois)

panel 14

Doc# 1706857051 Fee \$42.00

IRHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/09/2017 10:45 AM PG: 1 OF 3

RECORDER'S STAMP

THE GRANTOR(s), CA Fund 11, LLC, 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 as:

Lot 444 in Brementowne Estates Unit No. 4, being a Subdivision of the Southwest Quarter of the Northeast Quarter of Section 24, of part of the Southeast Quarter of the Northwest Quarter of Section 24, of part of the Northwest Quarter of the Southeast Quarter of Section 24, of part of the Northeast Quarter of the Southwest Quarter of Section 24, all in Township 36 North, Range 12, East of the Third Principal Meridian, 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):

27-24-211-018-0000

Property Address:

16235 South 76th Avenue, Tinley Park, Illinois 604

Dated this 11th day of November, 2016

Signature(s) of Grantor(s):

JCA Fund 11, LLC,

An Illinois limited liability company

By: James Athanasopoulos Title: Authorized Signatory **REAL ESTATE TRANSFER TAX**

COUNTY: ILLINOIS: TOTAL:

0.00 0.00 0.00

20170201614349 0-325-251-776



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UNOFFICIAL COP

STATE OF ILLINOIS

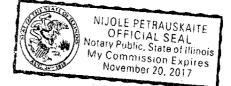
} SS

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 11th day of November, 2016.

My commission expires



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

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

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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 <u>Nov. 18</u> , 20 16	Signature: Janut tttampoolu	
Ox	Grantor or Agent	
Subscribed and sworn to before me	NIJOLE PETRAUSKAITE	
By the said James Attorna sorbanlos This 18th, day of Now 15th	Notary Public, State of Illinois	
Notary Public	My Commission Expires November 20, 2017	
The grantee or his agent affirms and verifies the	at the name of the grantee shown on the deer	l c

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

Date <u>Nov. 18</u>	, 20 1/6
	Signature: Grantee or Agent
Subscribed and sworn to before me By the said <u>Airnes</u> Atticura sep This // day of Notary Public ,	NIJOLE PETRAUSKAITE OFFICIAL SEAL Notary Public, State of Illinois My Commission Expires November 20, 2017

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.)