

# UNOFFICIAL COPY

This instrument prepared by:  
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Chicago, Illinois 60606



Doc# 1707344103 Fee \$42.00

RHSP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

This: COOK COUNTY RECORDER OF DEEDS

DATE: 03/14/2017 04:00 PM PG: 1 OF 3

After recording return to:  
Jonathan Aven, Esq.  
Law Offices of Jonathan M. Aven, Ltd.  
180 N Michigan Ave #2105  
Chicago, Illinois 60601

Mail subsequent tax bills to:  
Brian D. Patty & Janet M. Skalicky  
50 E. 16<sup>th</sup> Street #1206  
Chicago, Illinois 60616

## QUITCLAIM DEED

**THIS QUITCLAIM DEED** is made this 2nd day of March, 2017, by **IOTA SOUTH LOOP, LLC**, an Illinois limited liability company, whose mailing address is c/o Sabal Financial Group, 4675 MacArthur Court, 15<sup>th</sup> Floor, Newport Beach, CA 92660 ("Grantor"), for and in consideration of Ten Dollars (\$10.00) in hand paid, and other good and valuable consideration, the receipt whereof is hereby acknowledged, **CONVEYS AND QUIT CLAIMS** to **BRIAN D. PATTY and JANET M. SKALICKY**, husband and wife as Tenants by the Entirety, whose mailing address is 50 E. 16<sup>th</sup> Street #1206, Chicago, Illinois 60616 (hereinafter collectively referred to as "Grantee"), forever, the following described real estate situated in the County of Cook, in the State of Illinois, to wit, and hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois:

UNIT P-158, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 1555 WABASH CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0916918036, AS AMENDED, IN NORTHWEST FRACTIONAL 1/4 OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Common Address: 50 E. 16<sup>th</sup> Street, Unit P-158, Chicago, Illinois 60616  
PIN(s): 17-22-107-070-1336 - P-158

Bm

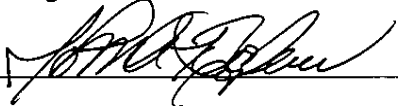
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IN WITNESS WHEREOF, this Quitclaim Deed has been executed by the Grantor on and as of the date first above written.

**IOTA SOUTH LOOP, LLC,**  
**an Illinois limited liability company**

By: Sabal Financial Group, L.P.,  
a Delaware limited partnership

Its: Manager

By:   
Name: John A. Bogler  
Title: Chief Financial Officer


"A notary public or other officer completing this certificate verifies only the identity of the individual who signed the document, to which this certificate is attached, and not the truthfulness, accuracy, or validity of that document."

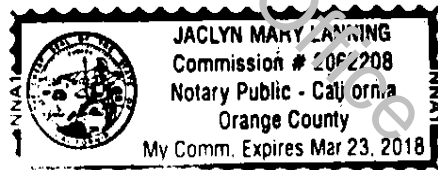
STATE OF CALIFORNIA )  
COUNTY OF ORANGE )


On March 2, 2017, before me, Jaclyn Mary Lanning, Notary Public, personally appeared John A. Bogler, who proved to me on the basis of satisfactory evidence to be the person whose name is subscribed to the within instrument and acknowledged to me that he executed the same in his authorized capacity, and that by his signature on the instrument the person, or the entity upon behalf of which the person acted, executed the instrument.


I certify under PENALTY OF PERJURY under the laws of the State of California that the foregoing paragraph is true and correct.



WITNESS my hand and official seal.

Signature  (SEAL)  
Signature of Notary Public



Exempt from tax under 35 ILCS 200/31-45 (d) and (e) , March 6, 2017.

REAL ESTATE TRANSFER TAX		15-Mar-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

REAL ESTATE TRANSFER TAX		15-Mar-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-22-107-070-1336 | 20170301621583 | 1-062-832-832

17-22-107-070-1336 | 20170301621583 | 0-466-246-336

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

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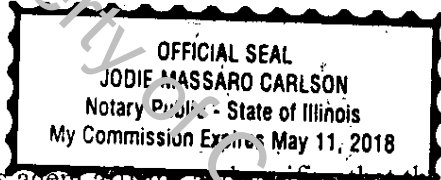
## STATEMENT BY GRANTOR AND GRANTEE

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 March 6, 2017

Signature: [Signature]  
Grantor

Subscribed and sworn to before me by this 6<sup>th</sup> day of March, 2017.  
Notary Public



[Signature]

The grantee or his agent affirms and verifies that 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.

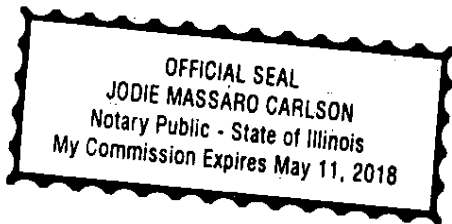
Dated March 6, 2017

Signature: [Signature]  
Grantee

Subscribed and sworn to before me by this 6<sup>th</sup> day of March, 2017.  
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 the provisions of Section 4 of the Illinois Real Estate Transfer Act.)



[Signature]