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QUIT-CLAIM DEED

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)



Joc# 1808042061 Fee \$44.00

HSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAUIT FEE: \$2.00

COOK COUNTY RECORDER OF DEEDS

DATE: 03/21/2018 02:24 PM PG: 1 OF 4

Quit Claim Deed

THE GRANTOR, **JRD LLC - 6**, a Illinois limited liability company, of the City of Chicago, in the County of Cook, created 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, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration, in hand paid, and pursuant to authority given by the Directors of the corporation, CONVEY(S) and QUIT CLAIM(S) to happy River LLC - 8, a Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois, the following described Real Estate situated in the County of Cook in the State of Ill. to wit:

See Exhibit "A" attached hereto and made a part hereof (the "Land")

Permanent Index Number: 16-14-427-040-1002

1000 M

Property Address: 3433 W. Grenshaw Street, Unit #2, Chicago, IL, 60624

The Conveyance of the Land is SUBJECT TO general real estate taxes, covenants, conditions and restrictions for record, building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate.

In Witness Whereof, said party of the first part has caused its corporate seal to be hereunto affixed, and has caused its name to be signed to these presents by its, this:

27th day of December 2017

JONAS DÁ SILVA, MANAGER

27/40

Quit Claim Deed - LLC

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STATE OF ILLINOIS	•	00
COUNTY OF COOK	•	SS

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that JONAS DA SILVA, Manager, JRD LLC - 6, and personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing instrument, appeared before me this day in person and severally acknowledged that as such Signed, Sealed, and Delivered the said instrument, pursuant to authority given by the MANAGER of said corporation, as their free and voluntary act, and as the free and voluntary act and deed of said corporation, for the uses and purposes therein set forth.

Given under my hand and official seal this 2% day of December, 2017.

OFFICIAL SEAL TIRZAH WARNER NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:05/17/20 Notary Public

Prepared by: Rosalind Pando Attorney at Law 2852 North Campbell Avenue Chicago, Illinois 60618

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 sub par. ____and Cook County Ord. 93-0-27 par. ____

Date _____

Mail to: Happy River LLC - 8 P.O Box 47024

Chicago IL 60647

Name and Address of Taxpayer: Happy River LLC - 8 P.O Box 47024 Chicago IL 60647

REAL ESTATE	TRANSFER	TAX	20-Mar-2018
		COUNTY:	0.00
	(SS_{\bullet})	ILLINOIS:	0.00
		TOTAL:	0.00
16-14-427	7-040-1002	20180201600892	1-672-312-352

REAL ESTATE TRANS	FER TAX	20-Mar-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
16-14-427-040-1002	20180201600892	1-014-461-984

^{*} 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 assignment of beneficial interest in land trust is either a. natural person, and 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 December 27, 2017

Signature:

Grantor or Agent

Subscribed and sworn to before Me by the said <u>Grantor</u> this 27th day of December.

2017.

NOTARY PUBLIC

OFFICIAL SEAL
TIRZAH WARNER
OTARY PUBLIC - STATE OF ILLI

NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:05/17/20

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 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.

Date December 27, 2017

Signature:

Graintee or Agent

Subscribed and sworn to before Me by the said Grantee

This 27th day of December,

2017.

NOTARY PUBL

OFFICIAL SEAL TIRZAH WARNER

NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:05/17/20

NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)

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EXHIBIT A

UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE IN THE COMMON ELEMENTS IN THE 3433 WEST GRENSHAW CONDOMINIUM ASSOCIATION AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0722722020 WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM AS DELINEATED TO THE FOLLOWING DESCRIBED REAL ESTATE:

LOT 8 IN BLOCK 9 IN 12TH STREET ADDITION TO CHICAGO, A SUBDIVISION OF THAT PART OF THE SOUTHEAST 1/4 OF SECTION 14, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING SOUTH OF THE RIGHT OF WAY OF THE CHICAGO AND GREAT WESTERN RAILROAD, IN COOK COUNTY, ILLINOIS.