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QUIT CLAIM DEED

Corporation to Limited Liability
Company

This agreement, made this 13th day of March 2018, between VuViVo, Inc., a corporation 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, party of the first part, and VuViVo, L.L.C., a limited liability company created and existing under and by virtue of the laws of the State of Illinois, party of the second part,


1818022024
Doc# 1818022024 Fee \$44.00
RHSP FEE: \$9.00 RPRF FEE: \$1.00
AFFIDAVIT FEE: \$2.00
KAREN A. YARBROUGH
COOK COUNTY RECORDER OF DEEDS
DATE: 06/29/2018 10:20 AM PG: 1 OF 4

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, by these presents does REMISE, RELEASE, ALIEN AND CONVEY AND QUIT CLAIM unto the party of the second part and assigns, FOREVER, all the following described real estate, situated and described as follows, to-wit:

SEE LEGAL DESCRIPTION RIDER ATTACHED HERETO AS EXHIBIT A AND MADE PART HEREOF

COMMONLY KNOWN AS: 4848 N. Sheridan Road, # C3, P38 and P51, Chicago, IL 60640

PIN: 14-08-416-043-1003; 14-08-416-041-1011; 14-08-416-040-1008

SUBJECT TO: Covenants, conditions and restrictions of record, public and utility easements; existing leases and tenancies; special governmental taxes or assessments for improvements not yet completed; unconfirmed special governmental taxes or assessments; and general real estate taxes for 2017 and subsequent years.

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



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described, with the appurtenances, unto the party of the second part, his/her/their heirs and assigns forever.



IN WITNESS WHEREOF, said party of the first part has caused its corporate seal to be hereto affixed, and has caused its name to be signed to these presents by its President, and attest by its Secretary, the day and year first above written.

VuViVo, Inc. An Illinois Corporation

By: *Vu Tran Vo*
Its President

EXEMPT UNDER THE PROVISIONS OF PARAGRAPH E OF 35 ILCS 200/2.4
EXEMPT UNDER THE PROVISIONS OF PARAGRAPH E OF CHRG 3-23-070(C)(E) 3/13/2018
Attest: *Vu Tran Vo*
Its Secretary

STATE OF ILLINOIS)
) SS
COUNTY OF LAKE)

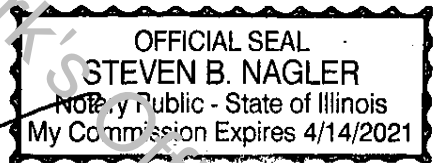
| REAL ESTATE TRANSFER TAX | | 29-Jun-2018 |
|---|-----------|-------------|
|  | COUNTY: | 0.00 |
|  | ILLINOIS: | 0.00 |
| | TOTAL: | 0.00 |
| 14-08-416-043-1003 20180301620031 1-081-488-160 | | |

I, the undersigned Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Vu Tran Vo, personally known to me to be the President and Secretary of VuViVo, Inc., an Illinois Corporation, and 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 that as such President and Secretary, he signed, sealed and delivered the said instrument and caused the corporate seal of said corporation to be affixed thereto, pursuant to authority, given by the Board of Directors of said corporation as their 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 13th day of March, 2018

Commission expires 4/14, 2021

Steven B. Nagler



NOTARY PUBLIC


This instrument prepared by :

MAIL TO:

Steven B. Nagler
Steven B. Nagler, Ltd.
601 Skokie Blvd., Suite 601
Northbrook, IL 60062

SEND SUBSEQUENT TAX BILLS TO:

VuViVo, L.L.C.
4848 N. Sheridan Road, #C3
Chicago, IL 60640

| REAL ESTATE TRANSFER TAX | | 29-Jun-2018 |
|---|----------|-------------|
|  | CHICAGO: | 0.00 |
| | CTA: | 0.00 |
| | TOTAL: | 0.00 * |

14-08-416-043-1003 | 20180301620031 | 0-943-903-520

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

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**CHICAGO TITLE
COMPANY**

LEGAL DESCRIPTION

Order No.: 16SA4124051LP

For APN/Parcel ID(s): 14-08-416-043-1003, 14-08-416-040-1108 and 14-08-416-041-1011

PARCEL 1:

UNIT C-3 IN SHERIDAN GRANDE COMMERCIAL CONDOMINIUM, ACCORDING TO THE PLAT OF SAID SHERIDAN GRANDE COMMERCIAL CONDOMINIUM RECORDED ON DECEMBER 28, 2011 AS DOCUMENT NUMBER 136216040 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY ILLINOIS, TOGETHER WITH AN UNDIVIDED 39.3% PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID SHERIDAN GRANDE CONDOMINIUM.

PARCEL 2:

UNIT P-38 IN SHERIDAN GRANDE CONDOMINIUM, ACCORDING TO THE PLAT OF SAID SHERIDAN GRANDE CONDOMINIUM RECORDED ON JULY 31, 2006 AS DOCUMENT NUMBER 0621244031 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY ILLINOIS, TOGETHER WITH AN UNDIVIDED 0.17% PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID SHERIDAN GRANDE CONDOMINIUM.

PARCEL 3:

UNIT P-51 IN SHERIDAN GRANDE SOUTH CONDOMINIUM, ACCORDING TO THE PLAT OF SAID SHERIDAN GRANDE SOUTH CONDOMINIUM RECORDED ON OCTOBER 16, 2009 AS DOCUMENT NUMBER 0928918086 IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY ILLINOIS, TOGETHER WITH AN UNDIVIDED 3.846% PERCENTAGE INTEREST IN THE COMMON ELEMENTS OF SAID SHERIDAN GRANDE SOUTH CONDOMINIUM.

PARCEL 4:

EASEMENTS FOR THE BENEFIT OF PARCELS 1, 2 AND 3 AS CREATED BY THE DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND RECIPROCAL EASEMENTS RECORDED JULY 31, 2006 AS DOCUMENT NO. 0928918084 FOR STRUCTURAL SUPPORT; INGRESS AND EGRESS; MAINTENANCE; ENCROACHMENTS; COMMON AREAS; OVER AND UPON COMMON AREAS LOCATED WITHIN THE BUILDINGS LOCATED ON LOTS 2 TO 7 AND THE NORTH 15 FEET OF LOT 8 IN AFORESAID SUBDIVISION.

PARCEL 5:

EASEMENTS FOR THE BENEFIT OF PARCELS 1, 2 AND 3 AS CREATED BY EASEMENTS AND OPERATING AGREEMENT (THE "AGREEMENT") DATED OCTOBER 16, 2009 AND RECORDED OCTOBER 16, 2009 AS DOCUMENT NO. 0928918087 BY AND AMONG SHERIDAN GRANDE CONDOMINIUM ASSOCIATION, LTD. AN ILLINOIS NOT-FOR-PROFIT CORPORATION, SHERIDAN GRANDE SOUTH CONDOMINIUM ASSOCIATION, LTD., AN ILLINOIS NOT-FOR-PROFIT CORPORATION, AND SHERIDAN GRANDE PARTNERS, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY.

Section 8, Township 40 North, Range 14

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 3/15/2018

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

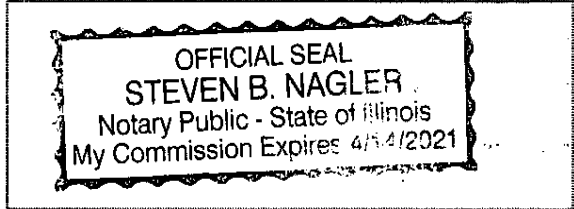
Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantor): UOV, VO INC

On this date of: [Signature], 2018

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 3/15/2018

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

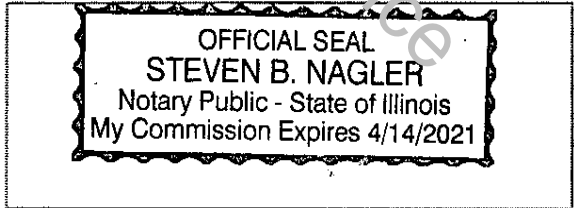
Subscribed and sworn to before me, Name of Notary Public: _____

By the said (Name of Grantee): UOV, VO LLC

On this date of: [Signature], 2018

NOTARY SIGNATURE: _____

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)