

UNOFFICIAL COPY

Doc# 2106906202 Fee: \$98.00
Karen A. Yarbrough
Cook County Clerk
Date: 03/10/2021 11:58 AM Pg: 1 of 4

QUIT CLAIM DEED

STEWART TITLE
700 E. Diehl Road, Suite 180
Naperville, IL 60563

Dec ID 20210201634712
ST/CO Stamp 1-454-562-320
City Stamp 0-843-947-024

The above space for recorder's use only

STC 1048800 109 3
THE GRANTOR(S), GRAND RETAIL, LLC, SERIES T, an Illinois Limited Liability Company, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration, in hand paid, CONVEY and QUITCLAIMS to THE GRANTEE(S): NUBURG GROUP, LLC, SERIES Q, an Illinois Limited Liability Company, with an address of 430 EAST 162nd STREET, SUITE 359, SOUTH HOLLAND, ILLINOIS 60473, the following described real estate situated in the County of Cook in the State of Illinois, to wit:

SEE ATTACHED EXHIBIT A

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. To have and to hold said premises forever.

PERMANENT INDEX NUMBER: 11-31-303-004-0000

ADDRESS OF PROPERTY: 6561 NORTH SEELEY AVENUE, CHICAGO, ILLINOIS 60645

This transfer is EXEMPT under the provisions of Section 4, Paragraph E, of the Illinois Real Estate Transfer Tax Act.

EXEMPT under provisions of Paragraph E
Section 4, Real Estate Transfer Tax Act.

2/23/21

Date

Buyer, Seller or Representative

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Dated this 17 day of February, 2021.

GRAND RETAIL, LLC, SERIES T, an Illinois Limited Liability Company

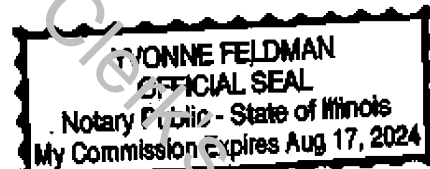
Randy Weber
 Name: Randy Weber
 Title: Manager

State of Illinois, County of Cook

I, the undersigned a Notary Public in and for said county, in the state aforesaid, do hereby certify that Randy Weber, as authorized signatory for GRAND RETAIL, LLC, SERIES T, an Illinois Limited Liability Company, is personally known to me to be the same person whose name is subscribed to the foregoing QUIT CLAIM DEED, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and seal this 17th day of February, 2021.

[Signature]
 NOTARY PUBLIC



Mail to:
EFA
123 W. Madison #1704
Chicago IL 60602

Tax Bill to:

Nuberg Group LLC
430 E. 162nd St 359
South Holland IL
60473

This instrument prepared by:
 ERIC FELDMAN & ASSOCIATES P.C.
 123 W Madison St, Suite 1704, Chicago, IL 60602

REAL ESTATE TRANSFER TAX		23-Feb-2021
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

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

REAL ESTATE TRANSFER TAX		23-Feb-2021
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

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EXHIBIT A – LEGAL DESCRIPTION

THE NORTH 25 FEET OF THE WEST 124.26 FEET OF THE EAST 264.56 FEET OF LOT 1
IN BREIT'S SUBDIVISION OF THE EAST 822.00 FEET OF THAT PART OF THE SOUTH
1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 14 EAST
OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF SOUTH 50 RODS THEREOF
IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor(s) or his/her/its agent affirms that, to the best of his/her/its 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.

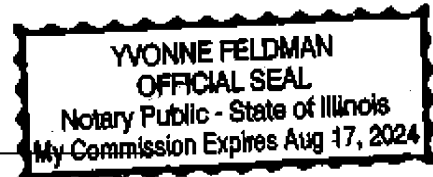
GRAND RETAIL, LLC, SERIES T,
an Illinois Limited Liability Company

Dated 17 of Feb., 2021

Signature: [Signature]
Name: Randy Weber
Title: Manager

Subscribed and sworn to before
Me by the said grantor
this 17 day of Feb., 2021.

NOTARY PUBLIC [Signature]



The Grantee(s) or his/her/its 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.

NUBURG GROUP, LLC, SERIES Q,
an Illinois Limited Liability Company

Dated 17 of Feb., 2021

Signature: [Signature]
Name: Eric Feldman
Title: agent

Subscribed and sworn to before
Me by the said grantee
this 17 day of Feb., 2021.

NOTARY PUBLIC [Signature]



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.)