EXHIBIT C

FORM OF DEED

QUITCLAIM DEED

(Vacant Land)

(The Above Space for Clerk's Use Only)

The **CITY OF CHICAGO**, an Illinois municipal corporation, having its principal offices at 121 North LaSalle Street, Chicago, Illinois 60602 ("Grantor"), for the consideration of Six Dollars ($6.00), conveys and quitclaims to Vazquez Housing Development LLC, an Illinois limited liability company, whose offices are located at 15657 S. 70th Court, Orland Park, Illinois 60462 ("Grantee"), all interest and title of Grantor in the real property legally described and identified on Exhibit A attached hereto ("Property"), pursuant to an ordinance adopted by the City Council of the City of Chicago on_____, 20__, and published at pages _____ through _____in the Journal of the Proceedings of the City Council of such date (the "Project Ordinance").

Without limiting the quitclaim nature of this deed, this conveyance is subject to: (a) the standard exceptions in an ALTA title insurance policy; (b) general real estate taxes and any special assessments or other taxes; (c) easements, encroachments, covenants, restrictions and liens of record and not shown of record; (d) such other title defects as may exist; and any and all exceptions caused by the acts of the Grantee or its agents. This conveyance is also subject to the following conditions and covenants, which are a part of the consideration for the Property and which are to be taken and construed as running with the land and binding on Grantee and Grantee's successors and assigns. Except as otherwise defined herein, all capitalized words shall have the meanings given to such words in that certain Redevelopment Agreement between Grantor and Grantee dated_____, 20__, and recorded on even date herewith (the "Agreement").

FIRST: Grantee shall commence construction of the Project within _____ months after the date of this deed, and shall complete the Project (as evidenced by the issuance of the Certificate of Completion) in accordance with the terms of the Agreement; provided, however, Grantor's Department of Planning and Development or any successor department thereto (the

"Department"), in its reasonable discretion, may extend the construction commencement and completion dates.

SECOND: Grantee may not directly or indirectly sell, transfer, convey or otherwise dispose of all or any portion of the Property or the Project or any interest therein to any person or entity, nor may Grantee directly or indirectly assign the Agreement, nor may any principal party of Grantee (e.g., a general partner, member, manager or shareholder) sell, transfer or assign any of its interest in Grantee to anyone other than another principal party, without in each case obtaining the prior written consent of the Department, which consent shall be in the Department's sole discretion.

THIRD: Grantee may not, without the prior written consent of the Department, which consent shall be in the Department's sole discretion, engage in any financing or other transaction which would create an encumbrance or lien on the Property, except for any Lender Financing approved pursuant to Section 4 of the Agreement, which shall be limited to funds necessary to construct the Project.

FOURTH: Grantee shall not discriminate on the basis of race, color, sex, gender identity, age, religion, disability, national origin, ancestry, sexual orientation, marital status, parental status, military discharge status, or source of income in the sale, lease, rental, use or occupancy of the Property or the Project or any part thereof.

FIFTH: Grantee, on behalf of itself and its affiliates, and the respective officers, directors, employees, agents, successors and assigns of Grantee and its affiliates, shall release, relinquish and forever discharge Grantor from and against any and all Losses arising out of or in any way connected with, directly or indirectly, the environmental matters defined as Released Claims in Section 9.05 of the Agreement, in accordance with the terms and conditions of Section 9.05 of the Agreement.

The covenants numbered **FIRST, SECOND**, and **THIRD** shall terminate on the date Grantor issues the Certificate of Completion for the Project. The covenants numbered **FOURTH** and **FIFTH** shall have no limitation as to time.

If Grantee fails to comply with any of the foregoing covenants and conditions, Grantor may terminate the Agreement and pursue and secure any available remedy against Grantee in any court of competent jurisdiction by any action or proceeding at law or in equity, including, but not limited to, damages, injunctive relief, or the specific performance of the agreements contained herein.

(*Signatures Appear on the Following Page*)

IN WITNESS WHEREOF, Grantor has caused this instrument to be duly executed in its name and on its behalf and its seal to be hereunto affixed, by its Mayor and City Clerk, on or as of _____, 20__.

ATTEST:

_____
Andrea M. Valencia, City Clerk

CITY OF CHICAGO, an Illinois municipal corporation and home rule unit of government

By:_____
Brandon Johnson, Mayor

STATE OF ILLINOIS)
) SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for Cook County, in the State aforesaid, do hereby certify that Mary B. Richardson-Lowry, personally known to me to be the Corporation Counsel of the City of Chicago, an Illinois municipal corporation (the "City"), pursuant to proxy on behalf of Brandon Johnson, Mayor, and Andrea M. Valencia, the City Clerk of the City, or her authorized designee, both personally known to me to be the same people whose names are subscribed to the foregoing instrument, appeared before me this day in person, and being first duly sworn by me, acknowledged that as said Corporation Counsel and City Clerk, respectively, each person signed and delivered the foregoing instrument and caused the corporate seal of the City to be affixed thereto, pursuant to authority given by the City, as each person's free and voluntary act, and as the free and voluntary act and deed of the City, for the uses and purposes therein set forth.

Given under my hand and notarial seal on _____, 20__.

_____
Notary Public

THIS INSTRUMENT WAS PREPARED BY:

City of Chicago
Department of Law
Real Estate and Land Use Division
121 North LaSalle Street, Room 600
Chicago, Illinois 60602

MAIL DEED AND SUBSEQUENT TAX BILLS TO:

Vazquez Housing Development LLC
15657 S. 70th Court
Orland Park, Illinois 60462

THIS TRANSFER IS EXEMPT UNDER THE PROVISIONS OF THE ILLINOIS REAL ESTATE TRANSFER TAX ACT, 35 ILCS 200/31-45(b); COOK COUNTY ORDINANCE NO. 93-0-27(B); AND THE CHICAGO REAL PROPERTY TRANSFER TAX, MUNICIPAL CODE SECTION 3-33-060(B).

(SUB)EXHIBIT A

LEGAL DESCRIPTION

See Exhibit A to ordinance.