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Cook County Recorder 27.50



00976370

QUIT CLAIM DEED

**ILLINOIS STATUTORY
(INDIVIDUAL TO LIMITED
LIABILITY COMPANY)**

THE GRANTOR, Theodore Stux, married to Allison Stux, in Cook County, State of Illinois, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and WARRANTS to 1949 Chicago LLC., a limited liability company created and existing under and by virtue of the Laws of the State of Illinois having its principal office at the following address 434 W. Armitage #E, Chicago, Illinois 60614 in the State of Illinois, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: Covenants, conditions, and restrictions of record.

Permanent Real Estate Index Number: 170720004 0000

Address of Real Estate: 1949 W. Chicago
Chicago, Illinois 60622

Dated this 30 day of November, 2000.

Theodore Stux

Allison Stux, solely for the purpose of releasing her homestead rights

Goldberg

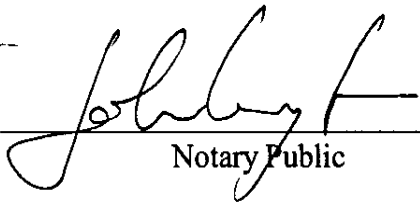
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STATE OF ILLINOIS,
COUNTY OF COOK ss

and Allison Goldberg (e)

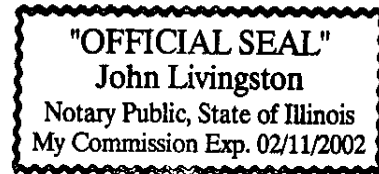
I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY, that Theodore Stux, personally known to me to be the same person whose name is subscribed to the forgoing instrument, appeared before me this day in person and acknowledged that ~~she~~ he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 30 day of November, 2000.


Notary Public

Prepared By:

John Livingston, Esq.
Fuchs & Roselli, Ltd.
440 West Randolph Street
Suite 500
Chicago, Illinois 60606



Mail To:

1949 Chicago LLC
c/o Ted Stux
434 W. Armitage #E,
Chicago, Illinois 60614

Exempt under § 6-14, How Estate Transfer Tax Not

Dated: 11/30/00
Signed: 
Signature Attorney at Law

Name & Address of Taxpayer:

1949 Chicago LLC
c/o Ted Stux
434 W. Armitage #E,
Chicago, Illinois 60614

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Exhibit A

Legal Description

lot 21 in Thompson's resubdivision of block 4 in canal trustee's subdivision of township 39 North, range 14, east of the third principal meridian, in Cook County commonly known as 1949 West Chicago Avenue, Chicago, IL

Property of Cook County Clerk's Office

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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: November 30, 2000

Signature: Charles Mangum
Agent

Subscribed and sworn to before me by the said _____ this 30th day of November, 2000.

Notary Public Alison Olsen



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 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: November 30, 2000

Signature: Charles Mangum
Agent

Subscribed and sworn to before me by the said _____ this 30th day of November, 2000.

Notary Public Alison Olsen



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 provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)