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0020433299

3173 0129 75 001 Page 1 of 3
2002-04-16 09:58:30
Cook County Recorder 25.00

QUITCLAIM DEED
JOINT TENANCY



0020433299

The Grantor Windy City Development, Inc., an Illinois corporation for and in consideration of Ten and 00/100 Dollars and other good and valuable consideration in hand paid, Conveys and Quitclaims to James Topps and Gail Topps and, husband and wife, of 6654 Grande Orchid Way, Delray Beach, Florida not in Terancy in Common, but in JOINT TENANCY, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT G-217 AND G-218 IN THE 1344 NORTH DEARBORN PRIVATE RESIDENCES CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOT 4 AND THE NORTH 1/2 OF LOT 5 IN THE SUBDIVISION OF BLOCK 15 (EXCEPT THE NORTH 47 10/12 FEET) IN BRONSON'S ADDITION TO CHICAGO IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. ALSO LOT 6 AND THE SOUTH 1/2 OF LOT 5 IN BORDEN MILLER AND WOOLFING'S SUBDIVISION OF BLOCK 15 (EXCEPT THE NORTH 47 12/12 FEET THEREOF) IN BRONSON'S ADDITION TO CHICAGO, WHICH SURVEY IS ATTACHED AS APPENDIX "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99936671; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

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 not in tenancy in common, but in JOINT TENANCY forever.

P.I.N: 17-04-217-136-1105 and 17-04-136-1106
Address: 1344 North Dearborn-G-217 and G-218, Chicago, Illinois 60610

Dated this 28 day of March 2002.

WINDY CITY DEVELOPMENT, INC.

By James Topps
Its President

STATE OF FLORIDA

COUNTY OF

I, Jon Doherty, a Notary Public in and for the county and state aforesaid, DO HEREBY CERTIFY that James Topps, President of Windy City Development, Inc., an Illinois corporation, who is personally known to me to be the person whose name is subscribed to the foregoing instrument as such President appeared before me this day in person and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act as such

BOX 333-CTI

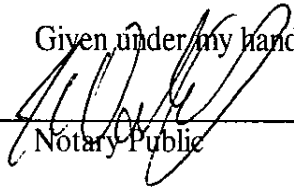
1054 REC 7988776 CTC ABS NO

264

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President and as the free and voluntary act of said corporation for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 28 day of March, 2002.



Notary Public

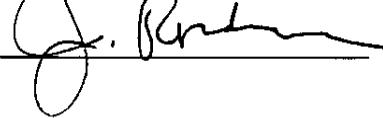
My commission expires



Jon Doherty
My Commission DD008032
Expires May 20, 2005

Exempt under Real Estate Transfer Tax Act Sec. 4 Par. e & Cook County Ord. 95104 Par. e

Date 3-28-02

Sign. 

This instrument was prepared by Jeffrey E. Rochman, 55 West Monroe Street, Suite 3950, Chicago, Illinois 60603

Mail to: _____

Send subsequent tax bills to: _____

Property of Cook County Clerk's Office

20433299

Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45
sub par. 1 and Cook County Ord. 08-C-27 par. 1
Date _____

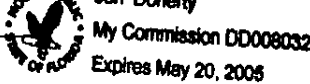
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STATEMENT BY GRANTOR AND GRANTEE

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 3-28, 2002 Signature James Topp
Grantor or Agent

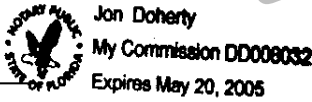
Subscribed and sworn to before me by the
said James Topp this 28
day of March, 2002.

Notary Public [Signature]


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 and hold title to real estate under the laws of the State of Illinois.

Dated 3-28, 2002 Signature James Topp
Grantee or Agent

Subscribed and sworn to before me by the
said James Topp this 28
day of March, 2002.

Notary Public [Signature]


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.]

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