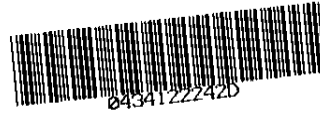


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Doc#: 0434122242
Eugene "Gene" Moore Fee: \$32.00
Cook County Recorder of Deeds
Date: 12/06/2004 01:11 PM Pg: 1 of 5

Quit Claim Deed

Joint Tenants

Grantors, **Jose Molina** and **Grace Molina**, f/k/a Grace Serrano, husband and wife, of Chicago, Illinois, for and in consideration of ten dollars (\$10.00) in hand paid, convey and quitclaim to **Jose Molina** and **Grace Molina**, husband and wife, of Chicago, Illinois, not as tenants in common but as Joint Tenants, all interest in the Real Estate commonly known as **2226 West Monroe Street 1, Chicago, Illinois** property number 17-18-101-055-1001, and legally described as follows:

SEE REVERSE SIDE

Dated this 5th day of NOVEMBER ~~October~~, 2004

Jose Molina
Jose Molina
Grace Molina
Grace Molina

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 Jose Molina and Grace Molina personally known to me to the persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that they signed and sealed this instrument as their free and voluntary act, for the uses and purposes therein set forth.

Dated this 5th day of NOVEMBER ~~October~~, 2004 Stacey Horstmeier
Notary Public

This transaction is exempt from the Illinois Real Estate Transfer Tax pursuant to 35 ILCS 200/31-45(e)

Date: 11/5/04 Joe J. Moore

RETURN TO:
A TITLE ESCROW CO. INC.
524 WEST STEPHENSON STREET
FREEPORT, ILLINOIS 61032



Send documents and future taxes to:
Jose and Grace Molina, 2226 West Monroe Street 1, Chicago, IL 60612

Prepared by:
John Vogt, Beckmire, Garrity, Vogt and Olson, 116 West Exchange, Freeport, 61032

SNO
P. 56
SNO
MAYO
ORAN

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PARCEL 1:

UNIT 1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 2226 W. MONROE HEIGHTS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0020629145 IN THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-1, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS. All situated in the County of Cook, State of IL.

Property of Cook County Clerk's Office



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LEGAL DESCRIPTION

File No.: 040115970

PARCEL 1: UNIT 1 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 2226 W. MONROE HEIGHTS AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0020629145 IN THE NORTHEAST 1/4 OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: EXCLUSIVE USE FOR PARKING PURPOSES IN AND TO PARKING SPACE NO. P-1, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

All situated in the County of Cook, State of IL.

Note: This is for information purposes only.

Property Commonly Known As:
2226 West Monroe Street 1, Chicago, IL 60612

Parcel #: 17-18-101-055-1001

Property of Cook County Clerk's Office

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STATE OF ILLINOIS
COUNTY OF WINNEBAGO

AFFIDAVIT OF EXCEPTION TO THE PLAT ACT - 765 ILCS 205

Kevin J. McKee, being duly sworn on oath, states that he/she

Print Name

Resides at 502 Pine, Freeport, Illinois 61032 and the attached deed represents:
Street City State Zip Code

Review and Initial the Exemption Which is Applicable to the Attached Deed:

The attached deed does not represent any type of division of and existing parcel of land.

The Conveyance of land for highway or other public purpose or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.

The division or subdivision of land into parcels or tracts of Five (5) acres or more in size which does not involve any new streets or easements of access.

The conveyance is made to correct descriptions in prior conveyances.

The division of lots or blocks of less than one (1) acre in any recorded subdivision which does not involve any streets or easements of access.

The sale or exchange of parcels or tracts of land following the division into no more than two (2) parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.

The sale or exchange of parcels of land between owners of adjoining and contiguous land.

The sale of a single lot of less than five (5) acres from a larger tract when a survey is made by an Illinois Registered Land Surveyor; provided, that this exemption shall not apply to the sale of any subsequent lot from the same larger tract of land, as determined by the dimensions and configuration of the larger tract on October 1, 1973, and provided also that this exemption does not invalidate any local requirements applicable to the subdivision of land.

The conveyance of parcels of land or interests therein for use as a right of way for railroads or other public utility facilities and other pipe lines, which does not involve any new streets or easements of access.

The conveyance of land owned by a railroad or other public utility which does not involve any new streets or easements of Access.

Note: Winnebago County's zoning ordinance states that newly created agriculture parcels with less than six (6) acres or frontage of less than 250 ft. requires A Special Use Permit. See the Regional Planning & Economic Development Department, Zoning Divisions, Room 301, for details.

Section 765 ILCS 205/5 of the Illinois Compiled Statutes states that whoever knowingly submits a false Affidavit is in violation and may be prosecuted. This non-compliance may also result in your revision not being processed.

Affiant further states that this affidavit is made and submitted for the purpose of inducing the Recorder of Winnebago County, Illinois to accept the deed for recording.



Kevin J. McKee
Signature

Subscribed and Sworn to Before Me On This 5th Day of November, 2004.

Notary *Marcia V. Hutchison*
Notary's Signature

(Notary Seal)

This affidavit only ensures the Recorder's Office compliance with the State Plat Act. If the property is located Within a municipality or within 1 1/2 miles of municipality, local ordinances may apply. For your protection, it Is recommended that you have this land division reviewed and approved by the municipality.

Name of Municipality Where Property is Located: _____

Municipal Planning Official's Signature (may be same as Planning Official) Print Name Date
Property Address(es) is (are) attached: Winnebago County Recorder's Office, Kenneth W. Staaf, Recorder
____ Yes ____ No 404 Elm Street, Room 405, Rockford, IL 61101; Phone: 815-987-3100; Fax: 815-961-3261
Form effective date: August 1, 2002

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STATEMENT BY GRANTOR AND GRANTEE (55 ILSCS 5/3 5020 B)

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 a hold title to real estate in Illinois, a partnership authorized to do business or acquire a 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 NOV. 5, 2004

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said
This 5 day of NOV, 2004
Notary Public

Marcia V. Hutchison



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

Dated NOV 5, 2004

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said
This 5 day of NOV, 2004
Notary Public

Marcia V. Hutchison



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



EUGENE "GENE" MOORE

RECORDER OF DEEDS / REGISTRAR OF TORRENS TITLES
COOK COUNTY, ILLINOIS