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Doc#: 0506734048
Eugene "Gene" Moore Fee: \$30.00
Cook County Recorder of Deeds
Date: 03/08/2005 10:52 AM Pg: 1 of 4

QUIT-CLAIM DEED

THIS QUIT-CLAIM DEED (the "Deed") is made as of the 1st day of June, 2004 by and between Ryan Irwin and Melissa L Irwin, husband and wife, of the Village of Buffalo Grove, County of Lake, and State of Illinois (collectively, "Grantor"), and 2114 West North Avenue, LLC, an Illinois limited liability company ("Grantee"), whose principal place of business is 494 Satinwood Terrace Buffalo Grove, Illinois 60089.

WITNESSETH, that Grantor, for and in consideration of \$10.00 and other good and valuable consideration in hand paid, **CONVEYS and QUIT-CLAIMS** to Grantee, all of its interest in the real estate situated in the City of Chicago, County of Cook, and State of Illinois legally described on Exhibit "A" attached to and made a part of this Deed (the "Property").

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

Permanent Real Estate Index Number: 14-31-331-028-1024

Property Address: 2114 West North Avenue, Unit 3E, Chicago, Illinois 60647

Exempt under Paragraph B, Section 4 of the Real Estate Transfer Tax Act of the State of Illinois.

Signed:

Ryan Irwin

Melissa L. Irwin

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

2114 West North Avenue, LLC 494 Satinwood Terrace Buffalo Grove, Illinois 60089	2114 West North Avenue, LLC 494 Satinwood Terrace Buffalo Grove, Illinois 60089
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Box 334

1 OF 2
D JOHNSON
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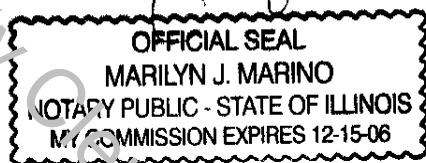
STATE OF ILLINOIS)
)
COUNTY OF LAKE Cook)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ryan Irwin, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that he signed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 1st day of June, 2004

Commission expires 12-15-2006, 2006 Marilyn J. Marino
NOTARY PUBLIC

STATE OF ILLINOIS)
)
COUNTY OF LAKE Cook)



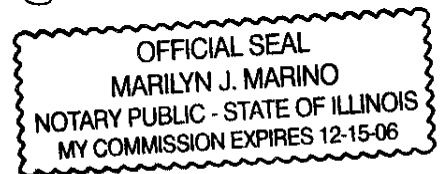
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Melissa L. Irwin, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that she signed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 1st day of June, 2004

Commission expires 12-15-2006, 2006 Marilyn J. Marino
NOTARY PUBLIC

This instrument was prepared by:

Becker & Gurian
513 Central Avenue, Suite 400
Highland Park, Illinois 60035
Attention: Robert E. Blacher



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STREET ADDRESS: 2114 W. NORTH AVENUE UNIT 3E

CITY: CHICAGO **COUNTY:** COOK

TAX NUMBER: 14-31-331-028-1024

LEGAL DESCRIPTION:


UNIT 2114 3E, IN THE CLOISTER OF WICKER PARK CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 69 TO 76, BOTH INCLUSIVE, IN JOHNSON'S ADDITION TO CHICAGO, A SUBDIVISION OF PARTS OF LOTS 3, 5 AND 6 IN ASSESSORS DIVISION OF UNSUBDIVIDED LANDS IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED JULY 24, 1990 AS DOCUMENT 90354045 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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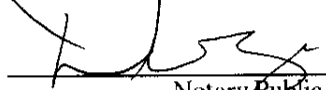
STATEMENT BY GRANTOR AND GRANTEE

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

Dated November 17, 2004 Signature: 
Grantor or Agent


Subscribed and sworn to before me by the
said _____

this 17 day of November
2004


Notary Public




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 November 17, 2004 Signature: 
Grantee or Agent

Subscribed and sworn to before me by the
said _____

this 17 day of November
2004


Notary Public



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.]