

UNOFFICIAL COPY

QUIT CLAIM DEED

GRANTOR(S)

MORNINGSTAR DEVELOPMENT CORPORATION, a corporation created and existing under and by virtue of the laws of the State of Illinois and duly authorized to transact business in the state of Illinois, party of the first part and



Doc#: 0515139037
Eugene "Gene" Moore Fee: \$30.50
Cook County Recorder of Deeds
Date: 05/31/2005 01:03 PM Pg: 1 of 4

JOSEPH A. SHOFFNER

3250 S. PRAIRIE #2N
CHICAGO, IL 60616

party of the second part,
WITNESSETH, that the party of the first part for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid by the party of the second part, the receipt whereof is hereby acknowledged, and pursuant to authority of the Board of Directors of said corporation, by these presents does CONVEY(S) and QUIT CLAIM(S) unto the party of the second part, and to his heirs and assigns, FOREVER, all the following described real estate, situated in the County of Cook and State of Illinois known and described as follows, to wit:

** SEE LEGAL ATTACHED **

Together with all and singular the hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents issues and profits thereof, and all the estate, right, title, interest claim or demand whatsoever, of the part of the first part, either in law or equity, of, in and to the above described premises, with the hereditaments and appurtenances: TO HAVE AND TO HOLD the said premises as above described, with the appurtenances, unto the party of the second part, his heirs and assigns forever.

DATED this 1 day of SEPT, 2004


MORNINGSTAR DEVELOPMENT CORPORATION

by: Michael Stern
its president

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STATE OF ILLINOIS)

COUNTY OF COOK)

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that MICHAEL STERN is the same person(s) whose name(s) is subscribed to, appeared before me this day in person, and acknowledged that 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 notary seal, this 1 day of Sept., 2004



Claudia Valadez
Notary Public
My commission expires 9-27-07

LEGAL DESCRIPTION:

UNIT P-1 IN THE 3250 S. PRAIRIE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:

LOTS 21 AND 22 IN BLOCK 4 IN TYLER'S SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE NORTHWEST 1/4 OF SECTION 34, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98863571, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PIN# 17-34-110-064-1007

COMMONLY KNOWN AS: 3250 S. PRAIRIE #P-1, CHICAGO, IL 60616

"GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE ABOVE DESCRIBED REAL ESTATE, THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF SAID PROPERTY SET FORTH IN THE DECLARATION OF CONDOMINIUM, AFORESAID, AND GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS SET FORTH IN SAID DECLARATION FOR THE BENEFIT OF THE REMAINING PROPERTY DESCRIBED THEREIN.

THIS DEED IS SUBJECT TO ALL RIGHTS, EASEMENTS, COVENANTS, CONDITIONS, RESTRICTIONS AND RESERVATIONS CONTAINED IN SAID DECLARATION THE SAME AS THOUGH THE PROVISIONS OF SAID DECLARATION WERE RECITED AND STIPULATED AT LENGTH HEREIN."

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PREPARED BY: WILLIAM S. HARRISON
5940 W. TOUHY #140
NILES, IL 60714

MAIL TO:

SEND SUBSEQUENT TAX BILLS TO:

JERRY D. BROWN, ESQ.

JERRY D. BROWN

208 S. LASALLE ST., #1460

208 S. LASALLE ST., #1460

CHICAGO, IL 60604

CHICAGO, IL 60604

Property of Cook County Clerk's Office

STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of the Grantor 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.

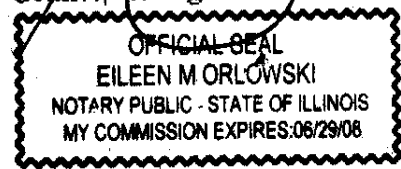
Dated May 22, 2005

Signature: _____

Grantor or Agent

Subscribed and sworn to before me by the said _____

this 22nd day of May, 2005
Notary Public Eileen M. Orlovski



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 _____, 20____

Signature: _____

Grantee or Agent

Subscribed and sworn to before me by the said _____

this _____ day of _____, 20____
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.

(Attached 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.)