

UNOFFICIAL COPY

PREPARED BY & MAIL RECORDED

DEED TO:

Peter Fricano
Attorney at Law
2190 Gladstone Ct., Suite A
Glendale Heights, IL 60139

MAIL TAX BILL TO:

Advantage Financial Partners, LLC
2190 Gladstone Ct., Suite E
Glendale Heights, IL 60139



Doc#: 0526335361 Fee: \$28.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 09/20/2005 01:38 PM Pg: 1 of 3

QUITCLAIM DEED
Statutory (Illinois)

THE GRANTOR, ADVANTAGE FINANCIAL PARTNERS, LLC, a Limited Liability Company created and existing under and by virtue of the laws of the State of Illinois, 2190 Gladstone Ct., Glendale Hts., IL 60139 for and in consideration of ten (\$10.00) dollars, and other good and valuable consideration, in hand paid, CONVEYS and QUITCLAIMS to RODNEY J. FINN, JR. and LORI FINN, 400 W. Bloomingdale Rd., Itasca, IL 60143, in joint tenancy, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LOT 17 (EXCEPT THE EAST 10 FEET) AND ALL OF LOT 18 IN WILLIAM H. BRITIGAN'S MARQUETTE PARK HIGHLANDS BEING A SUBDIVISION OF THAT PART OF THE WEST 1/2 OF THE NORTHEAST 1/4 (EXCEPT THE WEST 50 FEET THEREOF) IN SECTION 26, TOWNSHIP 38 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING NORTH OF A LINE DRAWN 8 FEET SOUTH OF AND PARALLEL TO THE NORTH LINE OF THE SOUTH 3/16THS OF SAID WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 26, AFORESAID, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 19-26-201-050-0000
Address of Real Estate: 3443 W. 71st St., Chicago, IL 60629

Dated this 26th day of August, 2005.

ADVANTAGE FINANCIAL PARTNERS, LLC
By Its Manager: AFP Management, Inc.

Exempt under the provisions of
Par. E, Section 31-45, of the
Real Estate Transfer Act

By: Robert D. Block
ROBERT D. BLOCK, President of Manager

Robert D. Block

299
RHS

299
ERHS

BOX 333-CTI

051
0515205E - 11/15/05

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STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, certify that Robert D. Block, 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 acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act and as the free and voluntary act and deed of said limited liability corporation, for the uses and purposes therein set forth.

Given under my hand and official seal, this 26th day of August, 2005.



Notary Public

OFFICIAL SEAL
PETER FRICANO
NOTARY PUBLIC, STATE OF ILLINOIS
My Commission Expires: 02/01/06

Property of Cook County Clerk's Office

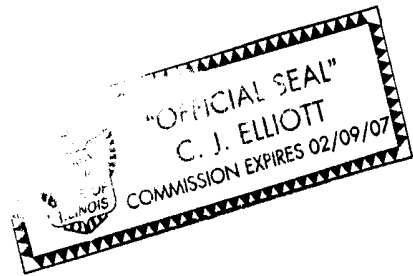
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STATEMENT BY GRANTOR AND GRANTEE

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 8-26-05 Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said agent for seller
this 26 day of August 2005



[Signature]
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 8-26-05 Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the
said agent for buyer
this 26 day of August 2005



[Signature]
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.]