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THIS DOCUMENT PREPARED BY AND AFTER RECORDING RETURN TO: James M. Huck, Jr. Huck Bouma PC 1755 South Naperville Road, Suite 200 Wheaton, Illinois 60187 (630) 221-1755 Fax (630) 221-1756

Quit Claim Deed

THE GRANTORS, Jay T. Fitts and Edith H. Fitts, husband and wife, of 920 Eddy Court, Wheaton, County of DuPage, State of Illinois, for and in consideration of Ten and no/100 Dollars (\$10.00) in hand paid, convey and quit claim to Jay T. Fitts and Edith H. Fitts, husband and wife, not as Tenants in Coronen but as Joint Tenants with Rights of Survivoiship, *all interest in the following described real estate

situated in the County of Cook in the State of Illinois, to wit: commonly known as: 1419 N. State Parkway, #205, Chicago, Il 60610 & parking units P4. P3&P13

Parcel 1: Parking Unit No. P-13, F-4 and P-3 in 1419 State Parkway Condominium as delineated on a survey of the following described real estate: The North 5 feet of Lot 28 and all of Lot 29 and the South 20 feet of Lot 30 in Block 3 in the Catholic Bishop of Chicago, Lake Shore Drive Addition to Chicago, in Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, in Cook County, Illinois, which survey is attacked as Exhibit "D" to the Declaration of Condominium recorded as Document 2517:568 together with its undivided percentage interest in the common elements, in Cook County, Illinois.

Parcel 2: Unit Number 205 in 1419 North State Parkway Condominium as delineated on the survey of the following described real estate: The North 5 feet of Lot 28 and all of Lot 29 and the South 20 feet of Lot 30 in Block 3 in the Catholic Bishop of Chicago Lake Shore Drive Addition to Chicago, in Section 3, Township 39 North, Range 14 East of the Third Principal Meridian, which survey is attached as Exhibit "D" to the Declaration of Condominium Ownership for 1419 North State Parkway recorded as Document Number 25171568 together with its undivided percentage interest in the common elements, in Cook County, Illinois.

PINS: 17-03-102-034-1039; 17-03-102-034-1030; 17-03-102-034-1029; 17-03-102-034-SUBJECT TO: SUBJECT TO: (1) Real estate taxes for the year 2004 and subsequent years. 1006 (2) Covenants, conditions and restrictions apparent or of record. (3) All applicable zoning laws and ordinances;

*of 920 Eddy Court Wheaton, Il 60187



Doc#: 0617939021 Fee: \$30.50 Eugene "Gene" Moore RHSP Fee: \$10.00 Cook County Recorder of Deeds Date: 06/28/2006 10:12 AM Pg: 1 of 4 0617939021 Page: 2 of 4

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hereby releasing and waiving all rights under and by virtue of the homestead exemption laws of the State of Illinois.

DATED this 11th day of May, 2006.

Exempt under provisions of paragraph (e) 35 ILCS 200/31-45, Property Tax Code

Attorney

May 11, 2006 Date

Full Fift

Edith H Fitts

STATE OF ILLINOIS

SS.

COUNTY OF DuPage

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT Edith H. Fitts and Jay T. Fitts, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person and severally acknowledged that they signed and delivered the said instrument as their own free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal, this 11th day of May, 2006.

EXEMPT UNDER PROVISIONS OF PARAGRAPH

_3610CS 200/31-45\(PROPERTY TAX CODE)

ATTORNEY / REPRESENTATIVE

DATE

Notary Public

"UFFICIAL SEAL"

"AT RICIA L. DAHL

Notary Purlic, State of Illinois

My Commission Expires 8/09/07

Forward tax bills to:

Jay T.Fitts &Edith H. Fitts 920 Eddy Court Wheaton, Il 60187 0617939021 Page: 3 of 4

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	Recorder of Cook County, Illinois Plat Act Affidavit - Metes and Bounds Description
State of Illinois)
County Of DuPage) SS)

I, James M. Huck, being duly sworn on oath, states that he resides in Wheaton, Illinois. That the attached deed is not in violation of 765 ILCS 205/1 of the Illinois Revised Statutes for one of the following reasons:



The sale or exchange of land is of an entire tract of land not being a part of a larger tract of land.

- 2. The division or subdivision of land is into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
- 3. The division is of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
- 4. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
- 5. The conveyance is of parcels of land or interests therein for use as right-of-way for railroads or other public utility facilities which does not involve any new streets or easements of access.
- 6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access
- 7. The conveyance is of land for highway or other public purpose or grants or conveyance relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
- 8. The conveyance is made to correct descriptions in prior conveyances.
- 9. The sale or exchange is of parcels or tracts of land following the division into no morethan two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
- 10. The sale is of a single lot of less than 5 acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale prior to this sale, of any of or lots from said larger tract having taken place since October 1, 1973, and a survey of call single lot having been made by a registered land surveyor.

Circle Number above Which is Applicable to the Attached Deed.

Affiant further states that he/she makes this Affidavit for the purpose of inducing the Recorder of DuPage County, Illinois to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

Subscribed and Sworn to before me this

A.D., 2006.

_Notary Public

dc/R:\8000s\8000-8099\8001-2\Plat Act Affidavit.wpd



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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 of Assignment of Beneficial Interest in 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	<u>6</u>
	Signature: Jones M. How
	Grantor or Agent
Subscribed and sworn to before me	
By the said	- OFFICIAL SEAL"
This //th, day of	DIANE B. COOK
Notary Public Name & COM	COMMISSION EXPIRES 12/20/07
The Grantee or his Agent affirms and verires th	at 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 of
The state of the s	ecquire and hold title to real estate in Illinois, a
	nd hold title to real estate in Illinois or other entity
	ss or acquire title to real estate under the laws of the
State of Illinois.	17
Date 5-// ,2006	
Signat	mos Ama to the cost
Signau	
A TO THE RESIDENCE OF THE PARTY	Grante or Agent
Subscribed and sworn to before me	
This /// ,day of // ,2006. Notary Public Clark & Cont.	PORTICIAL OF ALL
This 11th ,day of 1944 ,2006.	"OFFICIAL SEAL PI
Notary Public Dlang Scotl	COMMISSION EXPIRES: 12/20/07
	~~~~~~~~~
	L. Y. J. T. W. W. T. W. W. T. W. W. T. W.

Note: Any person who knowingly submits a false statement concerning the identity of 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.)