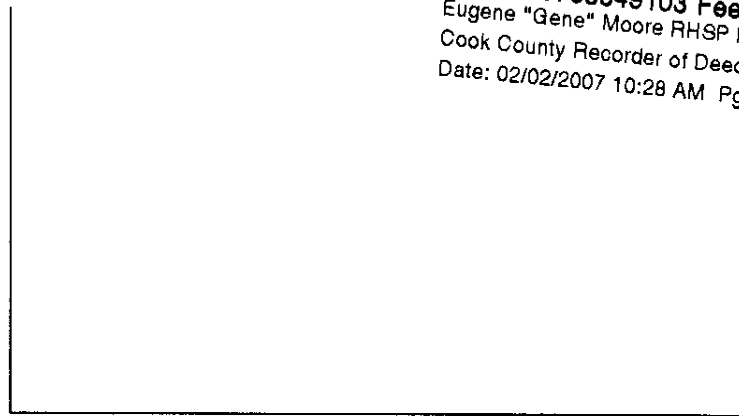


# UNOFFICIAL COPY



Doc#: 0703349103 Fee: \$28.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/02/2007 10:28 AM Pg: 1 of 3

Quit Claim Deed  
Statutory (ILLINOIS)  
Individual to Limited Liability  
Company



Above Space for Recorder's Use Only

THE GRANTOR(S) **Manz Ballesteros, a married person** of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN DOLLARS, in hand paid, CONVEY(S) and QUIT CLAIM(S) to: **Wellington Group Real Estate Investments, LLC, an Illinois Limited Liability Company**, the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

UNIT 2440- G IN THE HAMLIN SQUARE CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED ESTATE:  
LOTS 7 AND 8 IN BLOCK 36 IN PENNOCK BEING SUBDIVISION OF PARTS OF SECTIONS 26, 27 AND 34, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0615934053, AND AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

THIS PROPERTY DOES NOT CONSTITUTE HOMESTEAD PROPERTY FOR THE SPOUSE OF THE GRANTOR(S)

Permanent Index Number (PIN): 13-26-326-021-0000

Address(es) of Real Estate: 2440 N. Hamlin Avenue, Unit G, Chicago, Illinois 60647.

Dated this 13 day of December 2006.

Manz Ballesteros

(Seal)

(Seal)

34

# UNOFFICIAL COPY

THIS PROPERTY DOES NOT CONSTITUTE HOMESTEAD PROPERTY FOR THE SPOUSE OF THE GRANTOR.

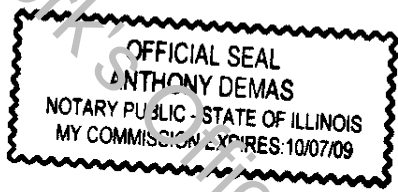
This property is under paragraph E Section 4 of the Real Estate Transfer Tax Act

[Signature] 12/6/06  
Agent/Representative/Date

State of **Illinois**, County of **Cook**; SS: I, the undersigned, a Notary Public, in and for said County, in the State aforesaid, DO HEREBY CERTIFY that **Manz Ballesteros** is personally known to me to be the same person whose name(s) is subscribed to the foregoing instrument, appeared before me this day in person, an 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 official seal, this 13<sup>th</sup> day of DECEMBER, 2006.

Commission expires OCTOBER 7, 2009 [Signature]  
NOTARY PUBLIC



This instrument was prepared by: ANTHONY DEMAS, ATTORNEY AT LAW, 5045 NORTH HARLEM AVENUE, CHICAGO, ILLINOIS 60656

MAIL TO:

ANTHONY DEMAS  
5045 N. HARLEM  
CHICAGO IL 60656

SEND SUBSEQUENT TAX BILLS TO:

MANZ BALLESTEROS  
2440 - 6 N. HAMLIN  
CHICAGO IL 60647

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his Agent affirms that, to the best of his knowledge, the name of 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 title to real estate under the laws of the State of Illinois.

Dated: December 14, 2006.

Signature: *Atth Castellano*  
Grantor / AGENT

Subscribed and sworn to before me  
by the said Grantor  
this 14<sup>TH</sup> day of December, 2006

Notary Public *Doreen P. Castellanos*



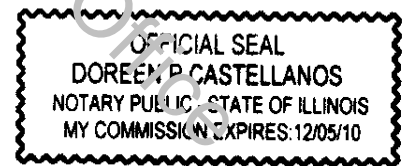
The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a Land Trust is either a natural person, an Illinois Corporation or foreign corporation authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: December 14, 2006

Signature: *Atth Castellano*  
Grantee / AGENT

Subscribed and sworn to before me  
by the said Grantee  
this 14<sup>TH</sup> day of December, 2006

Notary Public *Doreen P. Castellanos*



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