

UNOFFICIAL COPY

07289180750

QUIT CLAIM DEED
Statutory (Illinois)
(Individual to Individual)

Doc#: 0728918075 Fee: \$30.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/16/2007 12:44 PM Pg: 1 of 4

Above Space for Recorder's use only

THE GRANTOR(S) RICHARD EVANS, MARRIED, of the City of Chicago, County of Cook, State of Illinois for the consideration of ten and no/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(S) and QUIT CLAIM(S) TO RICHARD EVANS AND JODIE K. EVANS, as joint tenants following described Real Estate, the real estate situated in Cook County, Illinois, commonly known as 440 N. Wabash Unit 1911, Chicago, IL 60611 as legally described as:


SEE ATTACHED

NOT HOMESTEAD PROPERTY

PIN: 17-10-127-019-1324

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

DATED this: 7 day of September, 2007

 (SEAL)
Richard Evans

(SEAL)

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State of Illinois, County of Cook

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that RICHARD EVANS, 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 they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

OFFICIAL SEAL
ANNA THEODOSIS
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 12/19/10

Given under my hand and official seal, this 7 day of Sept, 2007Commission expires Dec 19 2010
NOTARY PUBLIC

This instrument was prepared by Charles R. Gryll, 6703 N. Cicero Ave., Lincolnwood, IL 60712

Exempt under provisions of paragraph
___ of Property Tax Code

Date

Signature

Mail To:

Charles R. Gryll
6703 N. Cicero Avenue
Lincolnwood, IL 60712

Send Subsequent Tax Bills To:

Richard Evans

UNOFFICIAL COPY**This Document Prepared By:**

Invsco Group, Ltd.
1212 N. LaSalle, Suite 100
Chicago, Illinois 60610

Address of Real Estate:

440 North Wabash
Unit 1911
Chicago, Illinois 60611

WARRANTY DEED

The GRANTOR, 440 North Wabash, LLC, an Illinois limited liability company, 1212 North La Salle Street, City of Chicago, State of Illinois, for and in consideration of the sum of Ten dollars (\$10.00), and other good and valuable consideration in hand paid, does hereby Convey and Warrant to the GRANTEE, **Richard Evans**, having an address of **111 E Chestnut #39A, Chicago, IL 60611** the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1: UNIT(S) 1911, N/A IN THE PLAZA 440 PRIVATE RESIDENCES AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF BLOCK 12 IN KINZIE'S ADDITION TO CHICAGO IN SECTION 10, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER _____, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF N/A, A LIMITED COMMON ELEMENT AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER _____.

PARCEL 3: EASEMENTS FOR THE BENEFIT OF PARCEL 1 FOR INGRESS, EGRESS, USE AND ENJOYMENT AS SET FORTH IN AND CREATED BY RECIPROCAL EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 89572741 AS AMENDED BY DOCUMENT 93070550, AND SUB-DECLARATION RECORDED AS DOCUMENT NUMBER _____.

P.I.N.#: 17-10-127-014-0000

"GRANTOR ALSO HEREBY GRANTS TO THE GRANTEE, ITS SUCCESSORS AND ASSIGNS, AS RIGHTS AND EASEMENTS APPURTENANT TO THE SUBJECT UNIT 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.

(A) THE TENANT, IF ANY, OF UNIT(S), 1911, HAS WAIVED OR HAS FAILED TO EXERCISE THE RIGHT OF FIRST REFUSAL; (B) THE TENANT OF THE UNIT HAD NO RIGHT OF FIRST REFUSAL; OR (C) THE PURCHASER OF THE UNIT WAS THE TENANT OF THE UNIT PRIOR TO THE CONVERSION OF THE BUILDING TO A CONDOMINIUM.

UNOFFICIAL COPYSTATEMENT 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 title to real estate under the laws of the State of Illinois.

Dated: September 7, 2007Signature: Richard Evans

Richard Evans

Subscribed and sworn to before me by the said Richard Evans this 7 day of September, 2007.

Notary Public [Signature]

OFFICIAL SEAL
ANNA THEODOSIS
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 12/19/10

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

Dated: September 7, 2007Signature: Richard Evans

Richard Evans

Subscribed and sworn to before me by the said Richard Evans this 7 day of September, 2007.

Notary Public [Signature]

OFFICIAL SEAL
ANNA THEODOSIS
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MY COMMISSION EXPIRES 12/19/10

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.