

UNOFFICIAL COPY

**QUIT CLAIM DEED
ILLINOIS STATUTORY
TENANTS IN COMMON**

**After Recording Mail to:
James R. Flynn & Associates, LLC
5643 South Thurlow Street
Hinsdale, IL 60521**



**Doc#: 0735346020 Fee: \$30.50
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 12/19/2007 01:08 PM Pg: 1 of 4**

**Name & Address of Taxpayer:
Jonathan Paul Patronski
5610 Childs
Hinsdale, IL 60521**

THE GRANTORS, JOHN PATRONSKI and BARBY C. PATRONSKI, husband and wife, of the Village of Hinsdale, County of DuPage, State of Illinois, for and in consideration of TEN & NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEY and Quit Claim to JONATHAN PAUL PATRONSKI, of Chicago, Cook County, Illinois, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to-wit:

SEE LEGAL DESCRIPTION ATTACHED

SUBJECT TO: general real estate taxes not due and payable as of the date of this deed, covenants, conditions, and restrictions of record, building lines and easements, if any, so long as they do not interfere with the current use and enjoyment of the real estate,

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

TO HAVE AND TO HOLD said premises forever.

Permanent Index Number: 17-22-108-079-1032 & 17-22-108-079-1063

**Address of Real Estate: 1525 South Michigan Avenue, Unit 306 and P-12
Chicago, IL 60605**

Dated this 15th day of December, 2007.



JOHN PATRONSKI



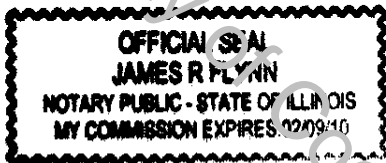
BARBY C. PATRONSKI

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State of Illinois, County of DuPage, SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOHN PATRONSKI AND BARBY C. PATRONSKI, husband and wife, are 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 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.

Given under my hand and official seal this 15th day of December, 2007.



J. R. Flynn

Notary Public

Prepared by: James R. Flynn, Esq.
James R. Flynn & Associates, LLC
5643 South Thurlow Street
Hinsdale, IL 60521

Exempt under provisions of Paragraph e, Section 4, Real Estate Transfer Tax Act.

12/15/07
Date

J. R. Flynn, Representative

Buyer, Seller or Representative

County Clerk's Office

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LEGAL DESCRIPTION

UNIT 306 AND PARKING SPACE UNIT P-12 IN THE 1515 MICHIGAN AVENUE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND:

ALL OF WHITE BLOCK "A" BEING A CONSOLIDATION OF PARTS OF THE ASSESSOR'S DIVISION OF THE NORTHWEST FRACTIONAL QUARTER OF SECTION 22 AND PARTS OF HUGH MAHER'S SUBDIVISION OF PART OF SAID FRACTIONAL QUARTER SECTION; AND PARTS OF CERTAIN LOTS IN BLOCKS 23 AND 28 OF ASSESSOR'S SUBDIVISION IN SAID FRACTIONAL QUARTER SECTION, ALL IN TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED MARCH 30, 1998 AS DOCUMENT 9824-269 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office

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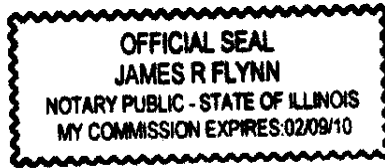
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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 12/15/07

Signature *Bobby G. Patronski*
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Grantor
THIS 15th DAY OF December,
2007.



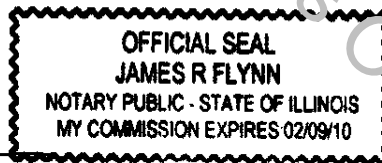
NOTARY PUBLIC *James R Flynn*

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 12/15/07

Signature *Grantor*
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID GRANTEE
THIS 15th DAY OF December,
2007.



NOTARY PUBLIC *James R Flynn*

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.]