

UNOFFICIAL COPY

QUIT CLAIM DEED

ILLINOIS STATUTORY

84327905/2001532480

* MAIL TO:
James Letchinger 1082
2856 N Hermitage Ave
Chicago IL 60657



Doc#: 0809133039 Fee: \$44.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/31/2008 09:03 AM Pg: 1 of 5

NAME & ADDRESS OF TAXPAYER:

George Asakura

THE GRANTOR(S) Stephanie G. Letchinger, an individual
of the Town of Chicago County of Cook State of Illinois
for and in consideration of one dollar x/100 DOLLARS
and other good and valuable considerations in hand paid,
CONVEY(S) AND QUIT CLAIM(S) to James D. Letchinger

4
GO

(GRANTEE'S ADDRESS) 2856 N. Hermitage Avenue
of the Town of Chicago County of Cook State of Illinois
all interest in the following described real estate situated in the County of Cook, in the State of Illinois,
to wit:

see attached

NOTE: If complete legal cannot fit in this space, leave blank and attach a separate 8.5" x 11" sheet with a minimum of .5" clear margin on all sides.

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

Permanent Index Number(s): 14-30-223-276-1017
Property Address: 2856 N. Hermitage Avenue Chicago IL 60657

Dated this 7th day of March 2008.

[Signature] (Seal)

(Seal)

[Signature] (Seal)

(Seal)

NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

COMPLIMENTS OF Chicago Title Insurance Company

BOX 233-276

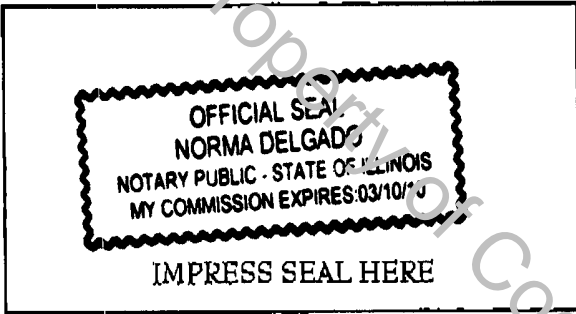
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STATE OF ILLINOIS } ss.
County of COOK }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Shantae Letourneau & James D. Letourneau personally known to me to be the same person whose name S. Letourneau subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that Shantae Letourneau signed, sealed and delivered the instrument as her 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 notarial seal, this 7th day of March, 2008

My commission expires on 03/10/10 [Signature] Notary Public



I HEREBY DECLARE THAT THE ATTACHED DEED REPRESENTS A TRANSACTION EXEMPT FROM TAXATION UNDER THE CHICAGO TRANSACTION TAX ORDINANCE BY PARAGRAPH (S) 2 OF SECTION 200.1-28B OF SAID ORDINANCE.

COOK COUNTY - ILLINOIS TRANSFER STAMP

* If Grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:

EXEMPT UNDER PROVISIONS OF PARAGRAPH e SECTION 4, REAL ESTATE TRANSFER ACT
DATE: _____

Signature of Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

Office

QUIT CLAIM DEED
ILLINOIS STATUTORY

TO

FROM

UNOFFICIAL COPY
CHICAGO TITLE INSURANCE COMPANY

COMMITMENT FOR TITLE INSURANCE
SCHEDULE A (CONTINUED)

ORDER NO.: 1409 008432790 SK

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS:

PARCEL 1: A PARCEL OF LAND FALLING WITHIN THE FOLLOWING DESCRIBED TRACT: THAT PART OF LOT 5 IN WEHRHEIM'S SUBDIVISION OF PART OF THE NORTH HALF OF THE SOUTH HALF OF THE WEST THREE QUARTERS OF THE NORTHEAST QUARTER OF SECTION 30, TOGETHER WITH THAT PART OF THE SOUTH HALF OF THE SOUTH HALF OF THE WEST THREE QUARTERS OF THE NORTHEAST QUARTER OF SECTION 30, ALL IN TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE EAST RIGHT OF WAY LINE OF CHICAGO AND NORTHWESTERN RAILWAY (NOW UNION PACIFIC RAILROAD) 302.88 FEET NORTH OF THE SOUTH LINE OF SAID NORTHEAST QUARTER; THENCE NORTH 00 DEGREES 13 MINUTES 08 SECONDS WEST ALONG SAID EAST LINE 220.01 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89 DEGREES 18 MINUTES 55 SECONDS EAST 229.60 FEET; THENCE NORTH 00 DEGREES 36 MINUTES 45 SECONDS WEST 170.89 FEET TO A POINT OF CURVE; THENCE NORTHEAST 130.52 FEET ALONG A CURVED LINE CONVEX NORTHWESTERLY HAVING A RADIUS OF 167.01 FEET (SAID CURVED LINE HAVING A CHORD BEARING OF NORTH 21 DEGREES 46 MINUTES 33 SECONDS EAST FOR A DISTANCE OF 127.22 FEET); THENCE NORTH 00 DEGREES 01 MINUTES 10 SECONDS WEST 4.76 FEET; THENCE SOUTH 88 DEGREES 54 MINUTES 24 SECONDS WEST 186.07 FEET; THENCE NORTH 02 DEGREES 32 MINUTES 06 SECONDS WEST 61.02 FEET; THENCE SOUTH 87 DEGREES 27 MINUTES 54 SECONDS WEST 87.63 FEET TO THE EAST RIGHT OF WAY LINE OF CHICAGO AND NORTHWESTERN RAILWAY (NOW UNION PACIFIC RAILROAD); THENCE SOUTH 00 DEGREES 13 MINUTES 08 SECONDS EAST ALONG SAID LINE 350.07 FEET TO THE POINT OF BEGINNING; SAID PARCEL OF LAND BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH 00 DEGREES 13 MINUTES 08 SECONDS WEST ALONG THE WEST LINE OF SAID TRACT 125.29 FEET; THENCE NORTH 89 DEGREES 23 MINUTES 15 SECONDS EAST 178.74 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 89 DEGREES 23 MINUTES 15 SECONDS EAST 25.00 FEET; THENCE SOUTH 00 DEGREES 36 MINUTES 45 SECONDS EAST 125.03 FEET TO THE SOUTH LINE OF TRACT; THENCE SOUTH 89 DEGREES 18 MINUTES 55 SECONDS WEST ALONG THE SOUTH LINE 25.00 FEET; THENCE NORTH 00 DEGREES 36 MINUTES 45 SECONDS WEST 125.06 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

ALSO KNOWN AS: PROPOSED LOT 16 IN COLUMBIA PLACE SUBDIVISION, BEING A SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

PARCEL 2: A PARCEL OF LAND FALLING WITHIN THE FOLLOWING DESCRIBED TRACT: THAT PART OF LOT 5 IN WEHRHEIM'S SUBDIVISION OF PART OF THE NORTH HALF OF THE SOUTH HALF OF THE WEST THREE QUARTERS OF THE NORTHEAST QUARTER OF SECTION 30, TOGETHER WITH THAT PART OF THE SOUTH HALF OF THE SOUTH HALF OF THE WEST THREE QUARTERS OF THE NORTHEAST QUARTER OF SECTION 30, ALL IN TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, DESCRIBED AS FOLLOWS: COMMENCING AT A POINT ON THE EAST RIGHT OF WAY LINE OF CHICAGO AND NORTHWESTERN RAILWAY (NOW UNION PACIFIC RAILROAD) 302.88 FEET NORTH OF THE SOUTH LINE OF SAID NORTHEAST QUARTER; THENCE NORTH 00 DEGREES 13 MINUTES 08 SECONDS WEST ALONG SAID EAST LINE 220.01 FEET TO THE POINT OF BEGINNING; THENCE NORTH 89 DEGREES 18 MINUTES 55 SECONDS EAST 229.60 FEET; THENCE NORTH 00 DEGREES 36 MINUTES 45 SECONDS WEST 170.89 FEET TO A POINT OF CURVE; THENCE NORTHEAST 130.52 FEET ALONG A CURVED LINE CONVEX NORTHWESTERLY HAVING A RADIUS OF 167.01 FEET (SAID CURVED LINE HAVING A CHORD BEARING OF NORTH 21 DEGREES 46 DEGREES 33 MINUTES EAST FOR A DISTANCE OF 127.22

CONTINUED ON NEXT PAGE

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CHICAGO TITLE INSURANCE COMPANY

COMMITMENT FOR TITLE INSURANCE
SCHEDULE A (CONTINUED)

ORDER NO. : 1409 008432790 SK

5. THE LAND REFERRED TO IN THIS COMMITMENT IS DESCRIBED AS FOLLOWS (CONTINUED):

FEET); THENCE NORTH 00 DEGREES 01 MINUTES 10 SECONDS WEST 4.76 FEET; THENCE SOUTH 88 DEGREES 54 MINUTES 24 SECONDS WEST 186.07 FEET; THENCE NORTH 02 DEGREES 32 MINUTES 06 SECONDS WEST 61.02 FEET; THENCE SOUTH 87 DEGREES 27 MINUTES 54 SECONDS WEST 87.63 FEET TO THE EAST RIGHT OF WAY LINE OF CHICAGO AND NORTHWESTERN RAILWAY (NOW UNION PACIFIC RAILROAD); THENCE SOUTH 00 DEGREES 13 MINUTES 08 SECONDS EAST ALONG SAID LINE 350.07 FEET TO THE POINT OF BEGINNING; SAID PARCEL OF LAND BEING DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHWEST CORNER OF SAID TRACT; THENCE NORTH 00 DEGREES 13 MINUTES 08 SECONDS WEST ALONG THE WEST LINE OF SAID TRACT 125.29 FEET; THENCE NORTH 89 DEGREES 23 MINUTES 15 SECONDS EAST 203.74 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH 89 DEGREES 23 MINUTES 15 SECONDS EAST 25.00 FEET; THENCE SOUTH 00 DEGREES 36 MINUTES 45 SECONDS EAST 125.00 FEET TO THE SOUTH LINE OF TRACT; THENCE SOUTH 89 DEGREES 18 MINUTES 55 SECONDS WEST ALONG THE SOUTH LINE 25.00 FEET; THENCE NORTH 00 DEGREES 36 MINUTES 45 SECONDS WEST 125.03 FEET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS.

ALSO KNOWN AS: PROPOSED LOT 17 IN COLUMBIA PLACE SUBDIVISION, BEING A SUBDIVISION IN THE NORTHEAST QUARTER OF SECTION 30, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY ILLINOIS.

PARCEL 3:

EASEMENT FOR THE BENEFIT OF PARCELS 1 AND 2 ABOVE FOR INGRESS AND EGRESS PURSUANT TO DECLARATION RECORDED MARCH 31, 2003 AS DOCUMENT 0030435492 BY PAULINA VENTURE I, LLC.

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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.

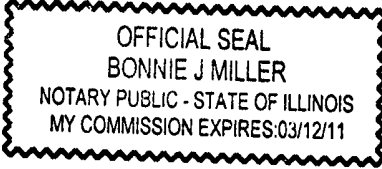
Dated 3-7-08, _____ Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the

said [Signature]

this 7th day of March 2008

[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.

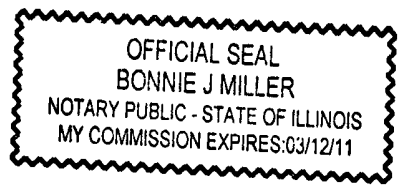
Dated 3-7-08, _____ Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the

said [Signature]

this 7th day of March 2008

[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.]