

RECORDING REQUESTED BY:
FIRST AMERICAN TITLE COMPANY

UNOFFICIAL COPY



Prepared By:

Leila H. Hansen, Esq.
9041 S. Pecos Road #3900
Henderson, NV 89074

Doc#: 0820422102 Fee: \$46.25
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 07/22/2008 02:48 PM Pg: 1 of 5

After Recording Mail To:

First American Title
1100 Superior Avenue, Suite 200
Cleveland, Ohio 44114

Mail Tax Statement To:

Kevin and Kathleen Sullivan
1250 North Lasalle Drive
Chicago, Illinois 60657

3706415

SPACE ABOVE THIS LINE FOR RECORDER'S USE

17-04-221-063-1041

QUITCLAIM DEED

TITLE OF DOCUMENT

Consideration: \$1.00

The Grantor(s) **1250 Lasalle 613, LLC, a Limited Liability Company**, for GOOD AND VALUABLE CONSIDERATION, in hand paid, convey(s) and quit claim(s) to **Kevin Angeles and Katie (Kathleen) Sullivan, husband and wife, as joint tenants with right of survivorship, and not as tenants in common**, whose address is 1250 North Lasalle Drive, Chicago, Illinois 60657, all interest in the following described real estate situated in the County of **Cook**, in the State of **Illinois**, to wit:

SEE EXHIBIT "A" ATTACHED HERETO AND BY THIS REFERENCE MADE A PART HEREOF.

Site Address: **1250 North Lasalle Drive, Chicago, Illinois 60657**

Permanent Index Number: **17-04-221-063-1041**

Prior Recorded Doc. Ref.: **Deed: Recorded: 01-11-2008**; Book **N/A**, Page **N/A**,
Doc. No. **080115603**

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois; However, subject to any Restrictions, Conditions, Covenants, Rights, Rights of Way, and Easements now of record; To have and to hold said premises forever.

When the context requires, singular nouns and pronouns, include the plural.

ANGELES
37921081
FIRST AMERICAN ELS
QUIT CLAIM DEED

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\$52.25

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Dated this 28 day of MAY, 2008.

1250 LaSalle 613, LLC, a Limited Liability Company

BY: Kevin Angeles, Manager Katie (Kathleen) Sullivan, Manager

Printed Name & Title: KEVIN ANGELES, MANAGER Katie (Kathleen) Sullivan, Manager

ACKNOWLEDGMENT

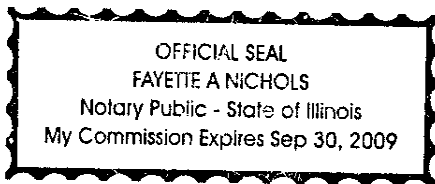
STATE OF Illinois)
COUNTY OF Cook) ss

The foregoing instrument was acknowledged before me this 28th day of May, 2008,
by Kevin Angeles and Katie Kathleen Sullivan, as managers
of 1250 LaSalle 613, LLC, a _____ Limited Liability Company, on behalf of the
Limited Liability Company.

NOTARY STAMP/SEAL

Fayette A. Nichols
NOTARY PUBLIC

Fayette A. Nichols
PRINTED NAME OF NOTARY
MY Commission Expires: 09/30/09



AFFIX TRANSFER TAX STAMP	
OR	
"Exempt under provisions of Paragraph <u>(e)</u> "	
Section 31-45; Real Estate Transfer Tax Act	
<u>05/29/08</u>	<u>Kevin Angeles, Manager</u>
Date	Buyer, Seller or Representative

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EXHIBIT "A"
LEGAL DESCRIPTION

THE LAND REFERRED TO HEREIN IS SITUATED IN THE STATE OF ILLINOIS, COUNTY OF COOK, CITY OF CHICAGO, AND DESCRIBED AS FOLLOWS:

PARCEL 1:

UNIT 613 AND UNIT P-119 IN 1250 NORTH LASALLE CONDOMINIUM AS DELINEATED ON AND DEFINED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

PARTS OF LOTS 1 TO 5 INCLUSIVE, IN DICKINSON, MULLER AND MCKINLAY'S SUBDIVISION OF SUB-LOT 21 IN THE RESUBDIVISION OF LOT 43 (EXCEPT THE NORTH 120 FEET THEREOF) AND OF SUB-LOTS 1 TO 21 BOTH INCLUSIVE IN REEVE'S SUBDIVISION OF LOTS 44, 47, 48, 57 AND 58 INCLUSIVE IN BRONSON'S ADDITION TO CHICAGO; AND THE EAST 101 FEET OF LOTS 59 AND 60 IN SAID BRONSON'S ADDITION, IN THE NORTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT, HOWEVER, THAT PART OF SAID PREMISES LYING BETWEEN THE WEST LINE OF LASALLE STREET AND A LINE 14 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF NORTH LASALLE STREET) IN COOK COUNTY, ILLINOIS.

ALSO

PARTS OF LOTS 15 TO 20 INCLUSIVE, IN THE RESUBDIVISION OF LOT 43 (EXCEPT THE NORTH 120 FEET THEREOF) AND SUB-LOTS 1 TO 21, BOTH INCLUSIVE, IN REEVE'S SUBDIVISION OF LOTS 44, 47, 48, 57 AND 58 IN BRONSON'S ADDITION TO CHICAGO, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT, HOWEVER, FROM SAID PREMISES THAT PART THEREOF LYING BETWEEN THE WEST LINE OF NORTH LASALLE STREET AND A LINE 14 FEET WEST OF AND PARALLEL WITH THE WEST LINE OF NORTH LASALLE STREET, CONVEYED TO THE CITY OF CHICAGO BY QUITCLAIM DEED DATED NOVEMBER 19, 1931 AND RECORDED DECEMBER 22, 1931 AS DOCUMENT NUMBER 11022266) IN COOK COUNTY, ILLINOIS

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 25, 2000 AS DOCUMENT NUMBER 00745214 AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR AIR RIGHTS AS DISCLOSED BY DECLARATION OF EASEMENTS AND RESTRICTIONS DATED SEPTEMBER 5, 2000 AND RECORDED SEPTEMBER 15, 2000 AS DOCUMENT NUMBER 00718025 MADE BY 1250 LLC, AN ILLINOIS LIMITED LIABILITY COMPANY AS AMENDED BY FIRST AMENDMENT TO DECLARATION OF EASEMENTS AND RESTRICTIONS RECORDED NOVEMBER 29, 2000 AS DOCUMENT NUMBER 00935984

PARCEL 3:

EASEMENT FOR THE BENEFIT OF PARCEL 1 FOR SUPPORT, COMMON WALLS, CEILINGS AND FLOORS, EQUIPMENT AND UTILITIES, INGRESS AND EGRESS AS DISCLOSED BY AGREEMENT AND DECLARATION OF EASEMENTS, RESERVATIONS, COVENANTS AND RESTRICTIONS DATED SEPTEMBER 23, 2003 AND RECORDED SEPTEMBER 26, 2003 AS DOCUMENT NUMBER 0326931151 MADE BY 1250 LLC, AN ILLINOIS LIMITED LIABILITY COMPANY AND 1250 NORTH LASALLE CONDOMINIUM ASSOCIATION, AN ILLINOIS NOT-FOR-PROFIT CORPORATION.

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AFFIDAVIT - PLAT ACT

RECORDER OF COOK COUNTY

STATE OF Illinois)
COUNTY OF Cook) SS

1250 LaSalle 613, LLC, a Limited Liability Company, being duly sworn on oath, states that he/she resides at 1250 North LaSalle Drive, Chicago, Illinois 60657 that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land
2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access
3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
4. The sale or exchange 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 purposes or grants or conveyances 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 more than 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 five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

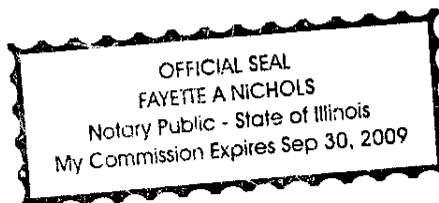
CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.

Affiant further states that he/she makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook 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

Kevin Angeles, Manager Kathleen Sullivan,
1250 LaSalle 613, LLC, a Limited Liability Company
Printed Name & Title: KEVIN ANGELES, MANAGER
Kathleen Sullivan, Manager

SUBSCRIBED AND SWORN to before me this 28th day of May, 2008, 1250 LaSalle 613, LLC, a Limited Liability Company.

Fayette A. Nichols
Notary Public
My commission expires: 09/30/09



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STATEMENT BY GRANTOR AND GRANTEE

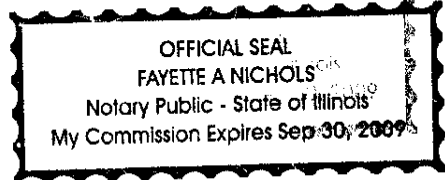
The GRANTOR or his agent affirms that, to the best of his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 title to real estate under the laws of the State of Illinois.

Dated MAY 29, 2008 Signature: [Signature]
1250 LaSalle 613, LLC,
a Limited Liability Company



Subscribed and sworn to before me by the said, 1250 LaSalle 613, LLC, a Limited Liability Company, this 29th day of May, 2008.

Notary Public: Fayette A. Nichols
Fayette A Nichols



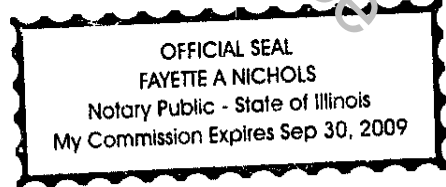
The GRANTEE or his agent affirms that, to the best of his knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 MAY 28, 2008 Signature: [Signature]
Kevin Angeles

Signature: [Signature]
Katie Kathleen Sullivan

Subscribed and sworn to before me by the said, Kevin Angeles and Katie Kathleen Sullivan, this 28th day of May, 2008.

Notary Public: Fayette A. Nichols
Fayette A Nichols



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.)