

# UNOFFICIAL COPY

## QUIT CLAIM DEED

THE GRANTOR, *6240 Troy, L.L.C., an Illinois Limited Liability Company* of 3332 West 63<sup>rd</sup> Place, Chicago, Illinois, for and in consideration of TEN DOLLARS (\$10.00), in hand paid, and other good and valuable consideration, CONVEYS and WARRANTS to *Araceli Ramirez* of 3332 West 63<sup>rd</sup> Place, Chicago, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED HERETO AND MADE A PART HEREOF



Doc#: 0834518027 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 12/10/2008 10:23 AM Pg: 1 of 3

**THIS CONVEYANCE IS EXEMPT FROM TRANSFER TAX PURSUANT TO 35 ILCS 200/31-45(e) (THE ILLINOIS REAL ESTATE TRANSFER TAX LAW**

DATED: October 6<sup>th</sup>, 2008

Araceli Ramirez  
SELLER/TRANSFEROR/REPRESENTATIVE

THIS IS NOT HOMESTEAD PROPERTY

Address of Real Estate: 6240 South Troy Street, Unit 6210-2, Chicago, Illinois, 60629

Permanent Real Estate Index Number: 19-13-324-036-1002

DATED this 6<sup>th</sup> day of October, 2008

6240 TROY, LLC, *an Illinois Limited Liability Company*

6240 TROY, LLC, *an Illinois Limited Liability Company*

By: Jose Ramirez  
Jose Ramirez, its Manager

By: Araceli Ramirez  
Araceli Ramirez, its Manager

State of Illinois )  
County of Cook )

ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DOES HEREBY CERTIFY that Jose Ramirez and Araceli Ramirez, known personally 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 and as the free and voluntary act of 6240 Troy, L.L.C., for the uses and purposes therein set forth, including release and waiver of the right of homestead.

Given under my hand and official seal, this 6<sup>th</sup> day of October, 2008.



[Signature]  
NOTARY PUBLIC

THIS INSTRUMENT PREPARED BY: *Robert G. Guzaldo & Associates, Ltd., 6650 North Northwest Highway, Suite 300, Chicago, Illinois 60631; 773/467-0800*

**AFTER RECORDING, MAIL TO:**  
Araceli Ramirez  
6240 South Troy Street, Unit 6240-2  
Chicago, Illinois 60629

**SEND SUBSEQUENT TAX BILLS TO:**  
Araceli Ramirez  
6240 South Troy Street, Unit 6240-2  
Chicago, Illinois 60629

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## LEGAL DESCRIPTION

PARCEL 1: UNIT 6240-2, IN 6240-6242 SOUTH TROY STREET CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: LOTS 14 AND 15 IN BLOCK 13 IN COBE AND MCKINNON'S 63RD STREET AND KEDZIE AVENUE SUBDIVISION OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 13, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AUGUST 17, 2007, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS. AS DOCUMENT NO. 0722915109 AS MAY BE AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2: THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P-2 AND STORAGE SPACE S-1, AS DEFINED AND DELINEATED ON THE PLAT OF SURVEY, AND THE RIGHTS AND EASEMENTS FOR THE BENEFIT OF UNIT 6240-2 AS SET FORTH IN THE DECLARATION OF CONDOMINIUM; THE GRANTOR RESERVES TO ITSELF, ITS SUCCESSORS AND ASSIGNS, THE RIGHTS AND EASEMENTS AS SET FORTH IN THE DECLARATION FOR THE REMAINING LAND DESCRIBED THEREIN.

Address of Real Estate: 6240 South Troy Street, Unit 6240-2, Chicago, Illinois 60629

Permanent Real Estate Index Number: 19-13-324-036-1002

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### Quit Claim Deed

LIMITED LIABILITY COMPANY TO INDIVIDUAL

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6240 South Troy Street  
Unit 6240-2  
Chicago, Illinois 60629

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6240 Troy, L.L.C.  
an Illinois Limited Liability Company

to

Araceli Ramirez

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Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or grantor's agent affirms that, to the best of his or her 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.

6240 TROY, LLC, *an Illinois Limited Liability Company*

Dated: 10-6-08

Signature: *Jose Ramirez*  
Jose Ramirez, Manager

Dated: 10-6-08

Signature: *Araceli Ramirez*  
Araceli Ramirez, Manager

Subscribed and sworn to before me  
this 6<sup>th</sup> day of October, 2008.

*Eileen M Keating*  
Notary Public



The grantee or the grantee's agent affirms that, to the best of his or her 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: 10-6-08

Signature: *Araceli Ramirez*  
Araceli Ramirez

Subscribed and sworn to before me  
this 6<sup>th</sup> day of October, 2008.

*Eileen M Keating*  
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.)