

QUIT CLAIM DEED
Joint Tenancy
Statutory (ILLINOIS)
(Individual to Individual)

UNOFFICIAL COPY



Doc#: 0917639018 Fee: \$40.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 06/25/2009 01:13 PM Pg: 1 of 3

Prepared by and Return to:
Law Offices of John J. Lynch
801 Warrenville Road Suite 560
Lisle, Illinois 60532

THE GRANTOR(S) Ms. Barbara Leutz, a married woman of the City of Lisle, County of DuPage, State of Illinois for and in consideration of Ten and no/100 (\$10.00) DOLLARS, and other good and valuable considerations in hand paid,

CONVEY(S) and QUIT CLAIM(S) to:

Samuel J. Newberry and Barbara M. Leutz, Husband and Wife, as Tenants by the Entirety

343 W. Old Town Court Unit 305 Chicago, Illinois 60610

the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LEGAL DESCRIPTION ATTACHED AS EXHIBIT "A" HERETO

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 AS TENANTS BY THE ENTIRETY forever.

Permanent Real Estate Index Number(s): 17-04-219-0000, 17-04-220-001-0000, 17-04-220-002-0000, 17-04-220-016-0000

Address(es) of Real Estate: 343 W. Old Town Court, Unit 305 Chicago, Illinois 60610

DATED this: 29th day of December, 2008

Barbara M. Leutz

State of Illinois, County of Cook ss. I the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Barbara M. Leutz 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 she signed, sealed and delivered the said 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 official seal this 29th day of December, 2008



ROSEANNE N. LYNCH
MY COMMISSION EXPIRES
DECEMBER 2010

NOTARY PUBLIC

EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 4 OF THE REAL ESTATE TRANSFER TAX ACT.

12-28-08

DATED

BUYER, SELLER OR REPRESENTATIVE

Send Subsequent Tax Bills To: Barbara Leutz
343 W. Old Town Court Unit 305
Chicago, Illinois 60610

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EXHIBIT A

PARCEL 1:

UNIT P-49 IN THE MIDRISE OF OLD TOWN VILLAGE EAST CONDOMINIUMS AS DELINEATED ON THE SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE:
 THAT PART OF LOTS 32 AND 39 IN OLD TOWN VILLAGE EAST, BEING A SUBDIVISION IN THE WEST HALF OF THE NORTHEAST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT E TO THE DECLARATION OF CONDOMINIUM, RECORDED AS DOCUMENT 0435239040, AS AMENDED BY FIRST AMENDMENT TO DECLARATION OF CONDOMINIUM RECORDED FEBRUARY 4, 2005, IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS AS DOCUMENT NO. 0503534007; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENTS FOR INGRESS AND EGRESS, USE AND ENJOYMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY DECLARATION OF EASEMENTS, RESTRICTIONS, AND COVENANTS FOR OLD TOWN VILLAGE EAST HOMEOWNERS ASSOCIATION RECORDED AS DOCUMENT NUMBER 0322519031, AND BY THE COMMON EASEMENT AGREEMENT RECORDED AS DOCUMENT NUMBER 0322519030.

Subject to:

(1) real estate taxes not yet due and payable, (2) zoning and building laws or ordinances; (3) all rights, easements, restrictions, conditions and reservations contained in The Division Midrise Condominium Declaration (the "Declaration"); (4) all rights, covenants, conditions, restrictions, reservations, easements and utility easements of record, provided the Property improvements do not violate or encroach thereon; (5) provisions of the Condominium Property Act of Illinois (the "Act"); (6) The Declaration of Covenants, Conditions, Restrictions and Easements, as amended from time to time (the "Declaration of Easements"), and (7) such other matters as to which the Title Insurer commits to insure Buyer against loss or damage.

"Grantor also hereby grants Grantee, it's successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium, as Grantor reserves to itself, it's successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein."

"This Deed 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."

Street address: 343 West Old Town Court, Unit P-49, Chicago, IL 60610

PIN Numbers: 17-04-220-092-0000

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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 DEC. 28, 2008

Signature: Roseanne McNamee
Grantor or Agent

Subscribed and sworn to before me
By the said Roseanne McNamee
This 28 day of December, 2008
Notary Public [Signature]

The grantee or his agent affirms and swears 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.

Date DEC. 28, 2008

Signature: Roseanne McNamee
Grantee or Agent

Subscribed and sworn to before me
By the said Roseanne McNamee
This 28 day of December, 2008
Notary Public [Signature]

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.)