

# UNOFFICIAL COPY



Doc#: 0921144006 Fee: \$42.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 07/30/2009 10:41 AM Pg: 1 of 4

211816

## QUITCLAIM DEED

Vacant land


(The Above Space For Recorder's Use Only)

Grantor, **CITY OF CHICAGO**, an Illinois municipal corporation ("**Grantor**"), for and in consideration of One Dollars and No/100 (\$1.00), conveys and quitclaims all interest in the real property legally described and identified on Exhibit A attached hereto, to TRC Senior Village I, NFP, an Illinois not-for-profit corporation, ("**Grantee**") having its principal offices at 3757 S. Wabash, Chicago, Illinois 60653, pursuant to Ordinance approved by the City Council of the City of Chicago on June 30, 2009. Without limiting the quitclaim nature of the deed, such conveyance is expressly subject to the following:

- (a) the 47<sup>th</sup> and State Tax Increment Financing Redevelopment Project Area and Plan adopted by the City Council on July 1, 2004, as amended;
- (b) the standard exceptions in an ALTA insurance policy;
- (c) general real estate taxes which are not yet due and owing;
- (d) easements, encroachments, covenants and restrictions of record and not shown of record;
- (e) such defects which cannot reasonably be cured but will not affect the use or marketability of the Property.

THIS TRANSFER IS EXEMPT PURSUANT TO THE PROVISIONS OF THE REAL ESTATE TRANSFER TAX ACT, 35 ILCS 200/31-45(B); AND SECTION 3-33-060(B) OF THE CHICAGO MUNICIPAL CODE (CHICAGO REAL PROPERTY TRANSFER TAX ORDINANCE) AND SECTION 6 (B) OF THE COOK COUNTY REAL PROPERTY TAX ORDINANCE.

Box 430

  
agent

3 KM  
19A

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**IN WITNESS WHEREOF**, Grantor has caused this instrument to be duly executed in its name and behalf and its seal to be hereunto affixed, by the Mayor and City Clerk, on or as of the 1<sup>st</sup> day of July, 2009.

**CITY OF CHICAGO**,  
an Illinois municipal corporation

*Richard M. Daley*  
RICHARD M. DALEY, Mayor

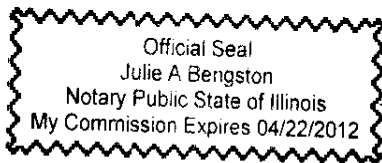
**ATTEST:**

*Miguel Del Valle*  
Miguel Del Valle, City Clerk

STATE OF ILLINOIS        )  
  ) SS  
COUNTY OF COOK        )

I, the undersigned, a Notary Public in and for Cook County, Illinois, do hereby certify that Miguel Del Valle, City Clerk, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day and acknowledged that by his signature, as City Clerk of the City of Chicago he attested to the signature, seal and delivery of said instrument as his free and voluntary act, and as the free and voluntary act of the City of Chicago, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal this 24<sup>th</sup> day of July, 2009.



*Julie A Bengston*  
NOTARY PUBLIC

THIS INSTRUMENT WAS PREPARED BY:  
Steven Holler  
Deputy Corporation Counsel  
Department of Law, Real Estate Division  
121 North LaSalle Street, Suite 600  
Chicago, Illinois 60602  
312/744-6934

MAIL DEED AND TAX BILLS TO:  
TRC Senior Village I, NFP  
3757 S. Wabash Ave.  
Chicago, IL 60653

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## EXHIBIT A

### Legal Description

LOTS 13, 14, 15 AND 16 IN BLOCK 1 IN JENNINGS SUBDIVISION OF PART OF JENNINGS AND MOFFAT'S SUBDIVISION OF THE SOUTH 60 ACRES OF EAST HALF OF SOUTHWEST QUARTER OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS. ✓

PINS: 20-10-306-030-0000; 20-10-306-031-0000; 20-10-306-032-0000 vol. 253 ✓

Commonly known as: 346 E. 53<sup>rd</sup> Street and 5243 and 5247 S. Calumet Avenue, Chicago, IL 60615 ✓

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 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 as of July 1, 2009

Signature

*Steve Holler*

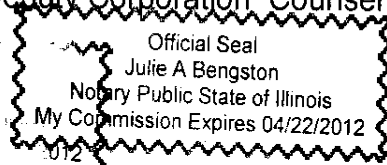
Agent

Steve Holler

Deputy Corporation Counsel

Subscribed and sworn to before me  
this 29 day of July, 2009

*Julie A Bengston*  
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 authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated as of July 1, 2009

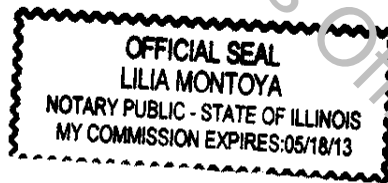
Signature

*Lilia Montoya*

Grantee or Agent

Subscribed and sworn to before me  
this 29<sup>th</sup> day of July, 2009

*Lilia Montoya*  
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)