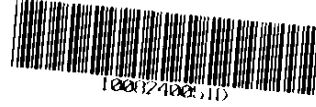


UNOFFICIAL COPY



Doc#: 1008240051 Fee: \$42.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 03/23/2010 10:15 AM Pg: 1 of 4

This instrument prepared by: Jay Rosenberg, Esq., and reviewed by Ross M. Rosenberg, Esq.,
Rosenberg LPA, Attorneys At Law, 7367A E. Kemper Road, Cincinnati, Ohio 45249. (513) 247-9605

After Recording, Return to:

Donald and Martha Eddy
360 W. 21st Unit 5G
Chicago, IL 60654

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
17-09-131-008-12100

QUITCLAIM DEED

Donald N. Eddy and Martha S. Eddy, husband and wife, as to homestead property interest and Sarah A. Eddy N/K/A Sarah A. Baltnick, married, not claiming a homestead interest, hereinafter grantors, of Cook County, Illinois, as a deed of gift without monetary consideration paid, grant and quitclaim to Donald N. Eddy and Martha S. Eddy, husband and wife for their joint lives, with the remainder to the survivor of them, hereinafter grantees, whose tax mailing address is 360 West Illinois Street Unit 5G, Chicago, IL 60654, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

PARCEL 1; UNIT NUMBER 5G IN THE SEXTON CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: PARTS OF CERTAIN SUBDIVISION IN THE EAST 1/2 OF THE NORTHWEST 1/4 OF SECTION 9 AND PARTS OF CERTAIN SUBDIVISIONS IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 9, ALL IN TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS: WHICH SURVEY IS ATTACHED AS EXHIBIT "C" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 99624458, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTERST IN THE COMMON ELEMENTS IN COOK COUNTY,

BOX 441

3/24/10
1929

UNOFFICIAL COPY

ILLINOIS. PARCLE 2: THE RIGHT TO THE USE OF G-168, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE AFORESAID DECLARATION. PIN(S): 17-09-131-008-1210 CKA: 360 WEST ILLINOIS STREET UNIT 5G, CHICAGO, IL, 60654

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantees forever

Prior instrument reference: _____

Executed by the undersigned on Feb 26, 2010:

Donald N. Eddy
Donald N. Eddy

Sarah A. Eddy N/K/A Sarah A. Baltnick
Sarah A. Eddy N/K/A Sarah A. Baltnick
A. Baltnick

Martha S. Eddy
Martha S. Eddy

STATE OF *Illinois*
COUNTY OF *DeKalb*

The foregoing instrument was acknowledged before me on Feb 26, 2010 by Donald N. Eddy, Martha S. Eddy and Sarah A. Eddy N/K/A Sarah A. Baltnick, who are personally known to me or have produced *drivers license* as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.



Rita I. Gooden
Notary Public

UNOFFICIAL COPY

The foregoing instrument was acknowledged before me on 2/20, 2010 by **Sarah A. Eddy N/K/A Sarah A. Baltnick**, who are personally known to me or have produced DRIVERS LICENSE as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.



Leasa Seneca
Notary Public

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph e Section 31-45, Property Tax Code.

Date: 02/20/10

Sarah Baltnick
Buyer, Seller or Representative

Grantees' Names and Address:

Donald N. Eddy and Martha S. Eddy
360 West Illinois Street Unit 5G, Chicago, IL 60654
Send tax statement to grantees

Property of Cook County Clerk's Office

UNOFFICIAL COPY

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.

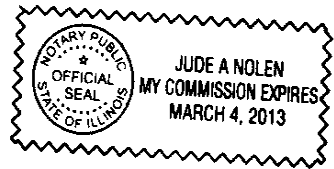
Date February 26, 2010

Signature: _____

[Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Dr. Lisence this 26 day of February, 2010

Notary Public *[Signature]*



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.

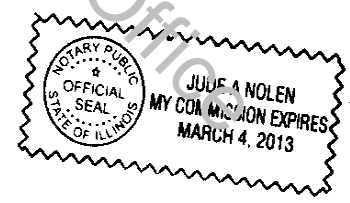
Date February 26, 2010

Signature: _____

[Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Dr. Lisence this 26 day of February, 2010

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 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.)