

# UNOFFICIAL COPY



Doc#: 1106935080 Fee: \$40.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 03/10/2011 01:00 PM Pg: 1 of 3

Commitment Number: 207624

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:

Julie Abrams
4656 N Winchester #2
Chicago IL
60640

207624  
1/2

BOOK 441

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER  
14-08-206-027-1013

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## QUITCLAIM DEED

**JULIE M. GNOYKE NKA JULIE M. ABRAMS and GERRERD SEELY-ABRAMS**, wife and husband, hereinafter grantors, of **COOK County, Illinois**, for \$10.00 (Ten Dollars and no Cents) in consideration paid, grant and quitclaim to **GERRERD SEELY-ABRAMS and JULIE M. ABRAMS**, husband and wife, as tenants by the entireties, hereinafter grantees, whose tax mailing address is **4656 N. WINCHESTER AVENUE, UNIT 2, CHICAGO, IL 60640**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

The land is described as follows:

**UNIT 4656-2 IN THE TERRACES OF WINCHESTER CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 1 IN RESUBDIVISION OF LOTS 1, 2, AND 3 (EXCEPT THE SOUTH 4.58 FEET OF LOT 3) IN BLOCK 4 IN RAVENSWOOD IN PART OF SECTIONS 17 AND 18, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS**

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**DOCUMENT NUMBER 0600319035, TOGETHWER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.**

**14-18-206-027-1013**


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.

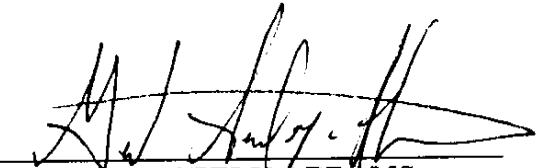
The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

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: \_\_\_\_\_

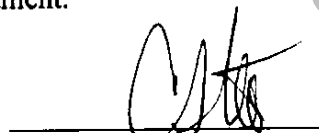
Executed by the undersigned on \_\_\_\_\_, 2011:

  
\_\_\_\_\_  
**JULIE M. GNOYKE NKA JULIE M. ABRAMS**

  
\_\_\_\_\_  
**GERRERD SEELY-ABRAMS**

STATE OF ILLINOIS COUNTY OF COOK

The foregoing instrument was acknowledged before me on Feb. 22, 2011 by **JULIE M. GNOYKE NKA JULIE M. ABRAMS** and **GERRERD SEELY-ABRAMS**, 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.


  
\_\_\_\_\_  
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: 2/22/2011

  
\_\_\_\_\_  
Buyer, Seller or Representative

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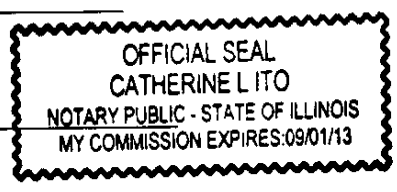
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed assignment of beneficial interest in land trust is either a. natural person, and 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 2/22, 20 11  
[Signature]  
Signature of Grantor or Agent

Subscribed and sworn to before me by the said grantor  
this 22 day of February, 20 11.

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 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 2/22, 20 11  
[Signature]  
Signature of Grantee or Agent

Subscribed and sworn to before me by the said grantee  
This 22<sup>nd</sup> day of February, 20 11.

NOTARY PUBLIC [Signature]



NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)

Send tax statement to grantees Grantees' Names and Address:

**GERRERD SEELY-ABRAMS and JULIE M. ABRAMS**  
**4656 N. WINCHESTER AVENUE, UNIT 2, CHICAGO, IL 60640**