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Doc#: 1205922035 Fee: \$46.00  
Eugene "Gene" Moore RHSP Fee: \$10.00  
Cook County Recorder of Deeds  
Date: 02/28/2012 01:23 PM Pg: 1 of 5

**QUITCLAIM DEED**

This space for Recorder's use only

Grantor, **GARFIELD DEVELOPMENT COMPANY, INC.**, an Illinois corporation, 30 North LaSalle Street, Chicago, Illinois 60602, for and in consideration of the sum of Ten Dollars (\$10.00), in hand paid, and for other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, conveys and quitclaims unto **NORFOLK SOUTHERN RAILWAY COMPANY**, a Virginia corporation, 1 Commercial Place, Norfolk, Virginia 23510 the following described real estate:

SEE EXHIBIT A ATTACHED HERETO

Property address: 403 West 60<sup>th</sup> Street  
Chicago, Illinois 60621

PIN: 20-16-312-018-0000

IN WITNESS WHEREOF, the Grantor has caused this instrument to be duly executed in its name and behalf by its president, this 18th day of January, 2012.

**GARFIELD DEVELOPMENT COMPANY, INC.**,  
an Illinois corporation

By:   
Mark D. Mathewson, President

Return to:  
Wheatland Title Guaranty  
105 W. Veterans Parkway Yorkville, IL 60560  
MAM-200910-5759 (1 of 1)

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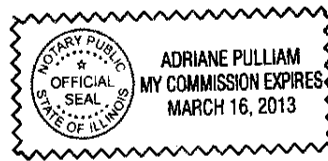
STATE OF ILLINOIS )  
 ) SS.  
 COUNTY OF COOK )



I, the undersigned, a Notary Public in and for said County, in the State aforesaid, do certify that Mark D. Mathewson, 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 he signed, sealed and delivered the instrument as his free and voluntary act, and as the free and voluntary act of the corporation, for the uses and purposes therein set forth.

Given under my hand and notary seal this 18th day of January, 2012.

*Adriane Pulliam*

Notary Public




REAL ESTATE TRANSFER		02/28/2012
	COOK	\$0.00
	ILLINOIS:	\$0.00
	TOTAL:	\$0.00

20-16-312-018-0000 | 20120201600884 | NB88E1

**Mail tax bills to:**  
 Mathewson & Wishnoff, P.C.  
 30 North LaSalle Street  
 Suite 1726  
 Chicago, Illinois 60602

**This document was prepared by:**  
 Jory Wishnoff  
 30 North LaSalle Street  
 Suite 1726  
 Chicago, Illinois 60602

REAL ESTATE TRANSFER		02/27/2012
	CHICAGO:	\$0.00
	CTA:	\$0.00
	TOTAL:	\$0.00

20-16-312-018-0000 | 20120201600884 | 4J6Q7R

EXEMPT UNDER PROVISIONS OF  
 PARAGRAPH e SECTION 4  
 REAL ESTATE TRANSFER TAX ACT

2/17/12      Jory Wishnoff  
 DATE      BUYER, SELLER OR REPRESENTATIVE

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02/19/2009

WTG File Number: MAM-2009CO-5759.0  
Project: Garfield Development  
Phase: II  
Parcel:

## A.L.T.A. COMMITMENT FORM

### -Schedule A Continued-

ALL THAT PARCEL OF LAND SITUATE IN THE CITY OF CHICAGO, COUNTY OF COOK AND STATE OF ILLINOIS BEING PART OF LOT 2 OF GUNN'S SUBDIVISION OF BLOCK 1 IN CLOUGH AND BARNEY'S SUBDIVISION OF BLOCKS 34 AND 35 IN SCHOOL TRUSTEES' SUBDIVISION OF SECTION 16, TOWNSHIP 33 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, BOUNDED AND DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT WHERE THE SOUTHERLY LINE OF 60TH STREET MEETS THE WESTERLY LINE OF STEWART AVENUE;

EXTENDING FROM THE BEGINNING POINT THE FOLLOWING FOUR COURSES AND DISTANCES: (1) SOUTHWARDLY ALONG SAID WESTERLY LINE OF STEWART AVENUE 120 FEET TO THE NORTHERLY LINE OF AN ALLEY; (2) WESTWARDLY, ALONG THE SAME, 15.5 FEET TO THE EASTERLY LINE OF LAND OF JAMES S. BIBB AND NANNIE MAE, HIS WIFE, (3) NORTHWARDLY, ALONG THE SAME 120 FEET TO SAID SOUTHERLY LINE OF 60TH STREET AND (4) EASTWARDLY, ALONG THE SAME 15.5 FEET TO THE PLACE OF BEGINNING, SITUATED IN THE COUNTY OF COOK AND STATE OF ILLINOIS.

PERMANENT TAX NUMBER(S): 20-16-312-018

ISSUED BY:

Wheatland Title Guaranty Company  
105 W. Veterans Parkway  
Yorkville, Illinois 60560

Agent for:  
Fidelity National Title Insurance Company

# UNOFFICIAL COPY

## STATEMENT BY GRANTOR AND GRANTEE

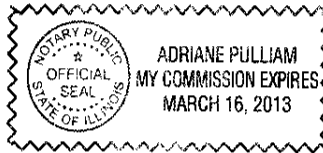
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 1/18, 2012

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me this 18 day of JANUARY, 2012

Adriane Pulliam  
Notary Public



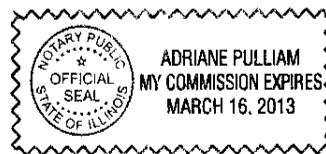
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 1/18, 2012

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me this 18 day of JANUARY, 2012

Adriane Pulliam  
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)

# UNOFFICIAL COPY

RECORDER OF Cook COUNTY

## PLAT ACT AFFIDAVIT

STATE OF ILLINOIS )  
COUNTY OF Kendall ) SS

Eva Carr, being duly sworn on oath, deposes and states that she reside(s) at \_\_\_\_\_. That the attached deed is not in violation of 765 ILCS 205/1 of the Illinois Revised Statutes for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land.
2. The division or subdivision of land is into parcels or tracts of 5 acres or more in size which does not involve any new streets or easements of access.
3. The division is of lots or blocks of less than 1 acre in any recorded subdivision which does not involve any new streets or easements of access.
4. The sale or exchange of parcels of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right-of-way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purpose or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than 5 acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configuration of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

CIRCLE NUMBER ABOVE WHICH IS APPLICABLE TO ATTACHED DEED.

AFFIANT further states that she make(s) this affidavit for the purpose of inducing the Recorder of County, Illinois, to accept the attached deed for recording and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

SUBSCRIBED AND SWORN TO  
BEFORE ME THIS 16 DAY  
OF February 2012  
Linda V. Lis  
Notary Public

