



Prepared By:

Jim Wessel
0535 Mulberry Lane
LaPorte, Indiana 46350

Doc#: 1227739117 Fee: \$46.00
Eugene "Gene" Moore RHSP Fee: \$10.00
Cook County Recorder of Deeds
Date: 10/03/2012 03:35 PM Pg: 1 of 5

After Recording Return To:

Jim Wessel
0535 Mulberry Lane
LaPorte, Indiana 46350

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUIT CLAIM DEED

On August 01, 2012 THE GRANTOR(S),

- Monserratt Financial LLC, Jim Wessel, Manager LLC,
for and in consideration of: One Dollar (\$1.00) and other good and valuable consideration
conveys, releases and quit claims to the GRANTEE(S):

- Aiman Madani and Uzma Kareemullah, a married couple, residing at 279 Concord Drive,
Glendale Heights, Dupage County, Illinois 60139


the following described real estate, situated in 644 N. Springfield, Chicago, in the County of
Cook, State of Illinois: *See Attached Exhibit A: Legal Description.*



~~Legal Description: Section-Township: 11-39-13 SubDiv-Condo: FITCHSB/568 FHH Lot #: 6
Block #: 6 Part of Lot: Section-Township: 11-39-13 SubDiv-Condo: FITCHSB/568 FHH Lot #: 7
Block #: 6 Part of Lot:~~

Grantor does hereby grants, bargain and sell all of the Grantor's rights, title, and interest in and to
the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and
assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall
have, claim or demand any right or title to the property, premises, or appurtenances, or any part
thereof.

Grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption
Laws of the State of Illinois.

Tax Parcel Number: 16-11-111-047-0000

REAL ESTATE TRANSFER	10/03/2012
 CHICAGO:	\$0.00
CTA:	\$0.00
TOTAL:	\$0.00

REAL ESTATE TRANSFER	10/03/2012
  COOK	\$0.00
ILLINOIS:	\$0.00
TOTAL:	\$0.00

16-11-111-047-0000 | 20120801607313 | ED321M

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Mail Tax Statements To:
Aiman Madani
279 Concord Drive
Glendale Heights, Illinois 60139

[SIGNATURE PAGE FOLLOWS]

Property of Cook County Clerk's Office

UNOFFICIAL COPY

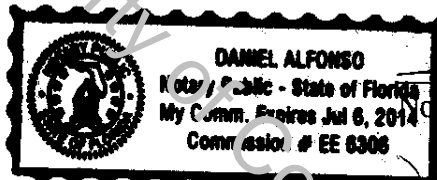
Grantor Signatures: 

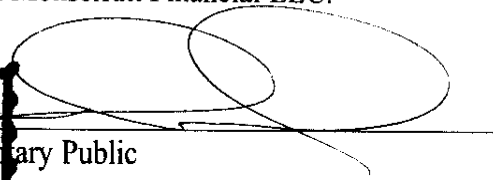
DATED: 8-13-12

Jim Wessel, Manager LLC, on behalf of Monserratt Financial LLC
0535 Mulberry Lane
LaPorte, Illinois, 46350

STATE OF ILLINOIS, COUNTY OF COOK, ss:

This instrument was acknowledged before me on this 13th day of August,
2012 by Jim Wessel, Manager LLC, on behalf of Monserratt Financial LLC.





Notary Public
Personal Banker
Title (and Rank)

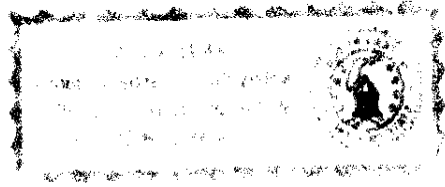
My commission expires 7/6/2014

Signature and Notary for Quit Claim Deed regarding 644 N. Springfield

PHK-60, LLC
Office

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EXHIBIT A
LEGAL DESCRIPTION

LOT 6 AND 7 IN BLOCK 6 IN FITCH'S SUBDIVISION OF BLOCKS 5, 6 AND 11 IN HARDING'S SUBDIVISION OF THE WEST ½ OF THE NORTHWEST ¼ OF SECTION 11, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office

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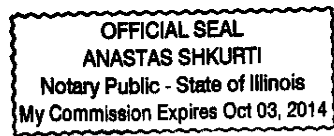
STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed 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: 10/2, 2012

Signature *Kash Phyllis*
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Agent for Grantor
THIS 2 DAY OF October, 2012.



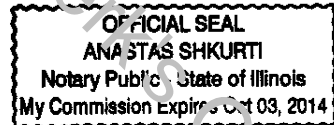
NOTARY PUBLIC *Anastas Shkurti*

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.

Dated: 10/2, 2012

Signature *[Signature]*
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Agent for Grantee
THIS 2 DAY OF October, 2012.



NOTARY PUBLIC *Anastas Shkurti*

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.]

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3054028-2297-10/03/11-ER - EZ DEC



Real Property Transfer Tax Declaration 20120801607313

PIN: 16-11-111-047-0000 | Property Transfer Date: 09/04/2012

Tax Amounts

	FULL ACTUAL CONSIDERATION	NET CONSIDERATION	TAX RATE	TAX	INTEREST	PENALTY	TOTAL AMOUNT DUE
CHICAGO	\$0.00	\$0.00	\$3.75 per \$500.00	\$0.00	\$0.00	\$0.00	\$0.00
CTA	\$0.00	\$0.00	\$1.50 per \$500.00	\$0.00	\$0.00	\$0.00	\$0.00
SUBTOTAL							\$0.00
ILLINOIS	\$0.00	\$0.00	\$0.50 per \$500.00	\$0.00	\$0.00	\$0.00	\$0.00
COOK	\$0.00	\$0.00	\$0.25 per \$500.00	\$0.00	\$0.00	\$0.00	\$0.00
SUBTOTAL							\$0.00
TOTAL							\$0.00

Interest and penalties will be deferred until further notice

Property Address

644 N SPRINGFIELD AVE
CHICAGO, IL 60624-1139
Cook (016)
West Chicago (77)
Section: 11, Range: 13



Doc#: 1227739117 Fee: \$0.00
Eugene "Gene" Moore
Cook County Recorder of Deeds
Date: 10/03/2012 03:36 PM Pg: 1 of 2

Interest Transferred

- Fee title

Certifications

- Chicago Building Registration Certificate: Not Applicable
- Chicago Zoning Compliance Certificate: Not Required
- Chicago Water Department Certification: Received

Associated PINs

Calculations

- Full Actual Consideration: \$0.00
- FMV Tangible Property: \$0.00
- FMV Intangible Property: \$0.00
- Property Transfer Date: 09/04/2012
- Was value of mobile home included in FMVs: No
- Is any part of the transfer price contingent upon the occurrence of a future event or the attainment of future levels of financial performance: No

Exemptions Taken

- City Buyer :
- [E] Transfer Involving Other: Description: Quit Claim Deed
- City Seller :
- [E] Transfer Involving Other: Description: Quit Claim Deed

Property Use

Current: Residential / Detached single family residence/townhome
Intended: Residential / Detached single family residence/townhome

Property Information

- Lot Size: 2902 Sq Feet
- Type of Deed: Quit Claim
- Buyer's principal residence? No
- Advertised for sale? No

Seller / Buyer

- Escrow#

Buyer	Seller
Aiman Madani	Monseratt Financial LLC
Uzma Kareemullah	Jim Wessel, Manager LLC
279 Concord Drive	660 Dewig Court
Glendale Heights, IL	

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60139
630-833-0835

North Aurora, IL 60542
866-412-3636

**Buyer Mailing Address
For Tax Documents**

Aiman Madani
Uzma Kareemullah
279 Concord Drive
Glendale Heights, IL
60139
630-833-0835

Preparer

Tina Switzer
Veverka, Rosen & Haugh
180 N. Michigan Ave., Ste. 900
Chicago, IL 60601
312-372-3665

Settlement Agency

BUYER OR BUYER'S AGENT

Sign

Uzma Kareemullah

10/2/12

Date

Print Name

SELLER OR SELLER'S AGENT

Sign

Uzma Kareemullah

10/2/12

Date

Print Name

Property of Cook County Clerk's Office