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Fidelity 5300 9503
QUIT CLAIM DEED
Illinois



Doc#: 1310704147 Fee: \$42.00
RHSP Fee: \$10.00 Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/17/2013 02:56 PM Pg: 1 of 3

MAIL TO:
Patricia Gutierrez Pascual
Guzaldo Law Offices
6650 N. Northwest Highway
Suite 300
Chicago, Illinois 60631

NAME AND ADDRESS OF
TAXPAYER:
S.J. Smolenski
2025 W. Chase Avenue
Chicago, Illinois 60645

THE GRANTOR(S) **HARLAN F. SHOWERS**, a single man of 5496 S. Hyde Park Boulevard, Unit 804, Chicago, IL 60615, and **S.J. SMOLENSKI**, a single man of 2025 W. Chase Avenue, Chicago, IL 60645, for and in consideration of TEN DOLLARS and other good and valuable considerations in hand paid, CONVEY AND QUIT CLAIMS unto **S.J. SMOLENSKI**, a single man of 2025 W. Chase Avenue, Chicago, IL 60645 in sole tenancy and unto all and every successor or successors in trust under said trust agreement all of the interest in the Property listed below:

LEGAL DESCRIPTION: FIDELITY NATIONAL TITLE

LOT 16 AND THE WEST 2 FEET OF LOT 15 IN MULHOLLAND AND SNELLING'S RESUBDIVISION OF LOTS 5 TO 12 INCLUSIVE IN BLOCK 1 AND LOTS 23 TO 30 INCLUSIVE IN BLOCK 12 IN CONGDON'S RIDGE ADDITION TO ROBERS PARK, A SUBDIVISION OF THE SOUTH 50 ACRES OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 30, TOWNSHIP 41 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Index Number(s): 11-30-323-024-0000

Property Address: 2025 West Chase Avenue, Chicago, Illinois 60645

DATED: February 19, 2013.

BOX 15

Harlan F. Showers
Harlan F. Showers

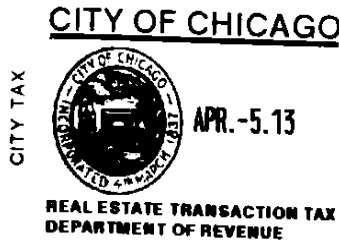
S.J. Smolenski
S.J. Smolenski

S Y
P 3
S N
SC Y
INT D/
GG

Mary Ann Luciano Smith
OFFICIAL SEAL
MARY ANN LUCIANO SMITH
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES 05/05/14

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STATE OF ILLINOIS)
County of Cook)

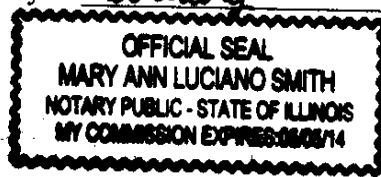


REAL ESTATE TRANSFER TAX
00000.00
FP 102803

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT **Harlan F. Showers** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they/he/she signed, sealed and delivered the said instrument as their/his/her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 19 day of February, 2013

Mary Ann Luciano Smith
Notary Public

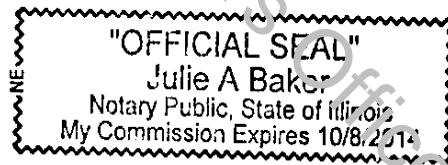


STATE OF ILLINOIS)
County of Cook)

I, the undersigned, a Notary Public in and for said county, in the State aforesaid, DO HEREBY CERTIFY THAT **S.J. Smolenski** personally known to me to be the same person(s) whose name is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they/he/she signed, sealed and delivered the said instrument as their/his/her free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 25th day of February, 2013

Julie A Baker
Notary Public



NAME AND ADDRESS OF PREPARER:
Anita Malick
The Malick Law Firm
1438 Techny Road
Northbrook, Illinois 60062

COUNTY-ILLINOIS TRANSFER STAMPS

EXEMPT UNDER PROVISIONS OF
PARAGRAPH E, SECTION 31-45, REAL
ESTATE TRANSFER TAX LAW

DATE:

[Signature]
Buyer, Seller or Representative

UNOFFICIAL COPY



FIDELITY NATIONAL TITLE

20 N. CLARK - SUITE 220, CHICAGO, ILLINOIS 60602

PHONE: (312) 621-5000

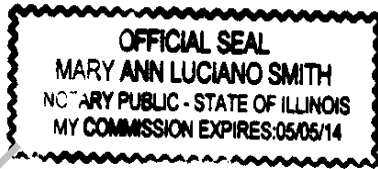
FAX: (312) 621-5033

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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated February 19, 2013 Signature: Harlan J. Showers
Grantor or Agent

Subscribed and sworn to before me by the
said Harlan Frank Showers
this 19 day of February, 2013



Mary Ann Luciano Smith
Notary Public

The grantor 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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated February 19, 2013 Signature: Harlan J. Showers
Grantee or Agent

Subscribed and sworn to before me by the
said Harlan F. Showers
this 19 day of February, 2013



Mary Ann Luciano Smith
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.]