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This document prepared by
and after recording return to:

Chad M. Poznansky
Latimer LeVay Fyock LLC
55 W. Monroe, Suite 1100
Chicago, IL 60603

Doc#: 1320718088 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/26/2013 03:23 PM Pg: 1 of 4

QUIT CLAIM DEED
Statutory (ILLINOIS)

THE GRANTOR, Keith Viverito, of the City of Wausau, County of Marathon, State of Wisconsin, for and in consideration of *Ten and No/100 (\$10.00) Dollars*, and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to:

Hampel Properties, LLC, as a Limited Liability Company licensed to do business in Illinois, the following described real state situated in the County of Cook, State of Illinois to wit:

All interest in the real estate and all improvements and appurtenances located thereon, situated in the City of Chicago, County of Cook, in the State of Illinois, and legally described below made a part hereof; and

Commonly known as: 780 S. Federal St. Unit 407, Chicago, Illinois 60605

PIN: 17-16-405-097-1272

LEGAL DESCRIPTION:

SEE ATTACHED LEGAL DESCRIPTION

TO HAVE AND TO HOLD said premises forever.

SUBJECT TO: covenants, conditions, and restrictions of record.

The undersigned hereby expressly release and waives any and all rights he may have under and by virtue of the Homestead Exemption Laws of the State of Illinois.

IN WITNESS WHEREOF, the Grantor aforesaid has hereunto set her hand and seal as of this 20th day of December, 2012.

Keith Viverito (SEAL)
Keith Viverito

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State of ~~Illinois~~ New York
County of ~~Cook~~ Queens SS.

I, the undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that Keith Viverito, 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 said instrument as his free and voluntary act, for the uses and purposes herein set forth.

Given under my hand and official seal this 20 day of December, 2012.

Diana Alvarez
Notary Public, State of New York
no. 0166171379
Qualified in Queens County
Commission Expires July 23, 2015

Diana Alvarez

Notary Public

Commission expires: 07/23/2015

THIS DEED IS EXEMPT UNDER TAXATION UNDER
35ILCS 200/31-45 PARAGRAPH E COOK COUNTY
REAL PROPERTY TRANSFER TAX
ORDINANCE SECTION 74-106

Tax Bills Mailed To:
Hampel Properties, LLC
607 S. 24th Ave #248
Wausau, WI 54401

Keith Viverito

Representative

DATE: 12/20/12

REAL ESTATE TRANSFER 07/26/2013



CHICAGO: \$0.00
CTA: \$0.00
TOTAL: \$0.00

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REAL ESTATE TRANSFER 07/26/2013



COOK \$0.00
ILLINOIS: \$0.00
TOTAL: \$0.00

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STATEMENT BY GRANTOR/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 title to real estate under the laws of the State of Illinois.

Dated: as of Dec 20th 2012

Signature: [Handwritten Signature]
Agent

Subscribed and sworn to before me
this 12/20/2012

[Handwritten Signature]
Notary Public

Diana Alvarez
Notary Public, State of New York
no.010.06171379
Qualified in Cook County
Commission Expires July 23, 2015

The **Grantee** or their agent affirms and verifies that the names 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 title to real estate under the laws of the State of Illinois.

Dated: as of Dec 20th, 2012

Signature: [Handwritten Signature]
Agent

Subscribed and sworn to before me
this 12/20/2012

[Handwritten Signature]
Notary Public

Diana Alvarez
Notary Public, State of New York
no.010.06171379
Qualified in Cook County
Commission Expires July 23, 2015

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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

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Legal Description

Parcel A:

Unit 780-407 in the Printers Square Condominium as delineated on a plat of survey of the Printers Square Condominium which is a plat of part of the following described real estate:

Parcel 1: Lots 17 to 32, both inclusive, in Brand's Subdivision of Block 125 in the School Section Addition to Chicago in Section 16 Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel 2: Lots 2, 5 (except the West 5.64 feet of the North Half of said Lot 5) 8, 11, 14, 17 and 20 (except that part of Lots 2, 5, 8, 11, 14, 17 and 20 lying West of the East line of alley running North and South across the rear of said Lots as located on July 1, 1952) in Goodhue's Subdivision of Block 126 in the School Section Addition to Chicago in Section 16, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, and is attached as Exhibit "B" to the Declaration of Condominium recorded January 31, 2006 as document number 0603134126 as amended from time to time, together with such units undivided percentage interest in the common elements.

Parcel B:

Non-exclusive easement for ingress and egress appurtenant to and for the benefit of that part of Parcel A lying in Parcel 2 of the tract of which Parcel A is a part, as aforesaid, as set forth in Agreement recorded as document 5556380 and in Agreement recorded as document 13016949 over and upon the North and South private alley running across the rear or Westerly portion of Lots 2, 5, 8, 11, 14 and 17 in Goodhue's Subdivision of Block 126 in School Section Addition to Chicago in Section 16, Township 39 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Parcel C:

Exclusive and non-exclusive easements appurtenant to and for the benefit of Parcel A contained, and more particularly defined and described, in Reciprocal Easement and Operating Agreement dated as of July 8, 2005 and recorded July 13, 2005 as document 0519432173 made among Waterton Printers' Square L.L.C., a Delaware limited liability company, Federal Street I LLC, a Delaware limited liability company and Printers Square Garage LLC, an Illinois limited liability company over and across the Commercial Parcel defined and described therein.