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QUIT CLAIM DEED ILLINOIS STATUTORY



MAIL TO:
KENT ELLIOTT NOVIT
100 NORTH LASALLE ST.
SUITE 1700
CHICAGO, ILLINOIS 60602

Doc#: 1327634096 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 10/03/2013 03:20 PM Pg: 1 of 4

NAME & ADDRESS OF TAXPAYER:
JOHN A. & ROSEMARY FRANKLIN
2864 CALLE AVENTURA
Rancho Palos Verdes, CA 90275

RECORDER'S STAMP

THE GRANTOR(S) JOHN A. FRANKLIN AND ROSEMARY FRANKLIN (married to each other)
of the CITY of RANCHO PALOS VERDE County of LOS ANGELES State of CALIFORNIA
for and in consideration of TEN (\$10.00) DOLLARS
and other good and valuable considerations in hand paid,
CONVEY(S) AND QUIT CLAIM(S) to JOHN A. FRANKLIN and ROSEMARY FRANKLIN
REVOCABLE TRUST DATED MARCH 17 2003

(GRANTEE'S ADDRESS) 2864 CALLE AVENTURA
of the CITY of RANCHO PALOS VERDES County of LOS ANGELES State of CALIFORNIA
all interest in the following described real estate situated in the County of COOK, in the State of
Illinois, to wit:

(SEE ATTACHED DESCRIPTION)

NOTE: If complete legal cannot fit in this space, leave blank and attach a
Separate 8.5" x 11" sheet with a minimum of .5" clear margin on all sides.

hereby releasing and waiving all rights under any by virtue of the Homestead Exemption Laws of the State
of Illinois.

Permanent Index Number(s): 14-17-226-027-1009

Property Address: UNIT GN, 908 WEST AGATITE, CHICAGO, ILLINOIS 60640

Dated this 18 day of MARCH, 2013.

(Seal)
(JOHN A. FRANKLIN)

(Seal)
John A. FRANKLIN

(Seal)
(ROSEMARY FRANKLIN)

(Seal)
Rosemary Frankl

ROSEMARY FRANKLIN

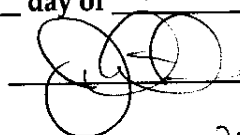
NOTE: PLEASE TYPE OR PRINT NAME BELOW ALL SIGNATURES

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STATE OF California } ss.
County of Los Angeles }

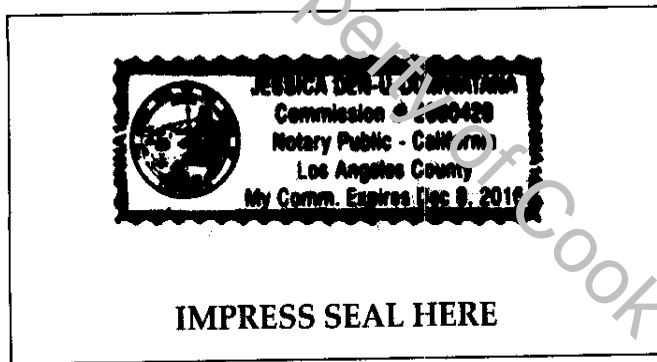
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT JOHN A. FRANKLIN AND ROSEMARY FRANKLIN personally known to me to be the same persons whose name ARE subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that THEY signed, sealed and delivered the instrument as THEIR 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 18th day of March, 2013.



Jessica Den-U-Domwatana
Notary Public

My commission expires on December 08, 2016.



_____ COUNTY - ILLINOIS TRANSFER STAMP

* If grantor is also Grantee you may want to strike Release & Waiver of Homestead Rights.

NAME AND ADDRESS OF PREPARER:

KENT ELLIOTT NOVIT
100 NORTH LASALLE STREET
SUITE 1700
CHICAGO, ILLINOIS 60602


EXEMPT UNDER PROVISIONS OF PARAGRAPH

E SECTION 4,
REAL ESTATE TRANSFER ACT
DATE: 10.3.13



Signature of Buyer, Seller or Representative

** This conveyance must contain the name and address of the Grantee for tax billing purposes: (55 ILCS 5/3-5020) and name and address of the person preparing the instrument: (55 ILCS 5/3-5022).

REAL ESTATE TRANSFER	10/03/2013
CHICAGO:	\$0.00
CTA:	\$0.00
TOTAL:	\$0.00


14-17-226-027-1009 | 20131001600786 | ARUML6

REAL ESTATE TRANSFER	10/03/2013
COOK	\$0.00
ILLINOIS:	\$0.00
TOTAL:	\$0.00

 
14-17-226-027-1009 | 20131001600786 | VNOQSTP

JOHN A. FRANKLIN and
 ROSEMARY FRANKLIN
 Revocable Trust dated March 17, 2013

TO

JOHN A. FRANKLIN and
 ROSEMARY FRANKLIN

FROM

QUIT CLAIM DEED
 ILLINOIS STATUTORY

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EXHIBIT "A"

PARCEL 1:

UNIT 908-G-NORTH in the AGATITE HARBOR CONDOMINIUM as delineated on a survey of the following described property:

Lots 56 and 57 in A.T. Galt's Sheridan Road Subdivision in the East 1/2 of the Northeast 1/4 of Section 17, Township 40 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois.

Which survey is attached to the Declaration of Condominium recorded as Document No. 0503119041 together with an undivided percentage interest in the common elements.

PARCEL 2:

The exclusive right to use PATIO RIGHTS P-908-NORTH, Limited Common Element, as delineated on the survey attached to the Declaration aforesaid recorded as Document No. 0503119041.

Grantor also hereby grants to the Grantee, its successors and assigns, as rights and easements appurtenant to the above described real estate, the rights and easements for the benefit of said property set forth in the Declaration of Condominium aforesaid, and Grantor reserves to itself, its successors and assigns, the rights and easements set forth in said Declaration for the benefit of the remaining property described therein.

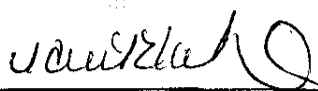
This deed is subject to all rights, easements, covenants, conditions, restrictions and reservations contained in said Declaration the same as though the provisions of said Declaration were recited and stipulated at length herein.

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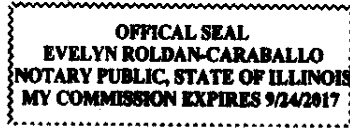
STATEMENT BY GRANTOR AND GRANTEE

The **grantor** or his agent affirms that, to the best of his knowledge, the name of the **grantee** shown on the deed 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 10-3, 2013

Signature: 
Grantor or Agent

Subscribed and sworn to before me
By the said KEVIN NGUYEN
This 3RD, day of OCT, 2013
Notary Public Evelyn Roldan-Caraballo

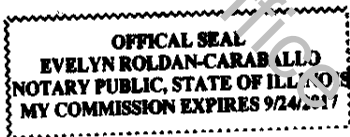


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Date 10-3, 2013

Signature: 
Grantee or Agent

Subscribed and sworn to before me
By the said KEVIN NGUYEN
This 3RD, day of OCT, 2013
Notary Public Evelyn Roldan-Caraballo



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.)