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THIS INSTRUMENT PREPARED BY &
AFTER RECORDING RETURN TO:

Doc#: 1403150156 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/31/2014 12:43 PM Pg: 1 of 4

E. Legerbrock Bank
6000 W. Touhy Ave
Chicago IL 60646

MAIL TAX BILLS TO:

DAVE CANAVAN
CANAVAN & SONS, LLC
7809 W. FARRAGUT
Chicago IL 60656

QUIT CLAIM DEED

THIS INDENTURE, made as of December 31, 2013, from **R & G PROPERTIES, a(n) Illinois partnership**, having an address of 5680 N. Elston Avenue, Chicago, Illinois 60646 ("Grantor"), to **CANAVAN & SONS LLC, a(n) Illinois limited liability company**, having an address of 7809 W. FARRAGUT, Chicago IL 60656 ("Grantee"), WITNESSETH, that Grantor, for and in consideration of the sum of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, by Grantee, the receipt whereof is hereby acknowledged, by these presents does QUIT CLAIM, REMISE, RELEASE, ALIEN AND CONVEY unto Grantee, and to its successors and assigns FOREVER, all of that certain real estate situated in the County of Cook and State of Illinois known and described in Exhibit A attached hereto and made a part hereof, together with all and singular improvements and fixtures located thereon, the hereditaments and appurtenances thereunto belonging, or in anywise appertaining and the reversion or reversions, remainder or remainders, rents, issues and profits thereof, and all the estate, right, title, interest, claim or demand whatsoever, of Grantor, either in law or equity of, in and to the above described premises, with the hereditaments and appurtenances (collectively, the "Real Property").

TO HAVE AND TO HOLD the Real Property unto Grantee, and to his successors and assigns in Fee Simple forever. The Real Property does not constitute homestead property.

The Real Property is being transferred "as is" with no representations or warranties of any sort.

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IN WITNESS WHEREOF, said party of the first part has caused its name to be duly signed to this as of the day and year first above written.

GRANTOR:
R & G PROPERTIES

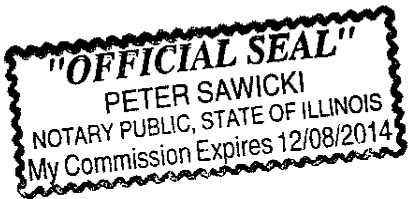
By: *Robert Michael*
Name: ROBERT MICHAEL
Its: PARTNER

ACKNOWLEDGEMENT

STATE OF ILLINOIS)
) SS
COUNTY OF _____)

I, the undersigned, a Notary Public in and for said County, in the state aforesaid, DO HEREBY CERTIFY that Robert Michael, as Partner of R & G PROPERTIES, a(n) partner ship, 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 to me that he/she signed and delivered the said instrument as his/her own free and voluntary act the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 31 day of December, 2013.



Peter Sawicki
NOTARY PUBLIC

My Commission Expires:

08 December 2014

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EXHIBIT A

LEGAL DESCRIPTION

LOTS 10 AND 11 IN BLOCK 3 IN HARVEY HILL AND COMPANY'S SUBDIVISION OF PART OF THE SOUTHEAST $\frac{1}{4}$ OF FRACTIONAL SECTION 5, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED JANUARY 6, 1915 AS DOCUMENT 5557020 (EXCEPT THE PART THEREOF TAKEN FOR WIDENING ELSTON AVENUE) IN COOK COUNTY, ILLINOIS.

PIN: 13-05-405-001-0000 AND 13-05-405-002-0000

PROPERTY ADDRESS: 5941 N. Austin, Chicago, 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 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 12-31, 2013

Signature: [Signature] (Grantor or Agent)

Subscribed and sworn to before me by the

said DAMIAN GURMAN

this 31 day of December 2013.



[Signature] (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 and authorized to do business or acquire and hold title to real estate under the laws of the State of Illinois

Dated 12-31, 2013

Signature: [Signature] (Grantee or Agent)

Subscribed and sworn to before me by the

said Brian Mickey

this 31 day of December 2013.



[Signature] (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.