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Doc#: 1412539058 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 05/05/2014 01:34 PM Pg: 1 of 4

QUITCLAIM DEED

GRANTOR, STEPHANIE BORTKO, a single person, and JESSICA BORTKO, a single person (herein, "Grantor"), whose address is 1877 N. Winnebago Ave., #2E, Chicago, IL 60647, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to **GRANTEE**, STEPHANIE BORTKO, a single person (herein, "Grantee"), whose address is 1877 N. Winnebago Ave., #2E, Chicago, IL 60647, all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 1877 N. Winnebago Ave., #2E,
Chicago, IL 60647

Permanent Index Number: 14-31-308-066-1003

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any.

EXEMPT FROM TRANSFER TAX UNDER 35 ILCS 200/31-45(E) ACTUAL CONSIDERATION LESS THAN \$100

To have and to hold said premises forever.

Dated this 19 day of April, 2014.

REAL ESTATE TRANSFER		04/29/2014
	CHICAGO:	\$0.00
	CTA:	\$0.00
	TOTAL:	\$0.00
14-31-308-066-1003 20140401607589 KCV3HB		

REAL ESTATE TRANSFER		04/29/2014
	COOK	\$0.00
	ILLINOIS:	\$0.00
	TOTAL:	\$0.00
14-31-308-066-1003 20140401607589 HPEXLA		

1400435IL/ACCM

When recorded return to:

STEPHANIE BORTKO
1877 N. WINNEBAGO AVE., #2E
CHICAGO, IL 60647

Send subsequent tax bills to:

STEPHANIE BORTKO
1877 N. WINNEBAGO AVE., #2E
CHICAGO, IL 60647

This instrument prepared by:

STEVEN A. WILLIAMS, ESQ.
213 BRENTSHIRE DRIVE
BRANDON, FL 33511

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GRANTOR

[Handwritten Signature]

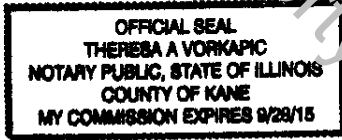
Stephanie Bortko

STATE OF Illinois
COUNTY OF Kane

This instrument was acknowledged before me on 4-19-14, by Stephanie Bortko.

[Affix Notary Seal]

Notary Signature: *[Handwritten Signature]*
Printed name: Theresa A. VORKAPIC
My commission expires: 9-28-15



GRANTOR

[Handwritten Signature]

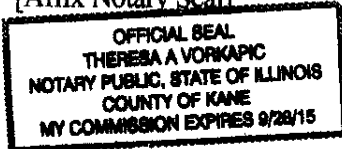
Jessica Bortko

STATE OF Illinois
COUNTY OF Kane

This instrument was acknowledged before me on 4-19-14, by Jessica Bortko.

[Affix Notary Seal]

Notary Signature: *[Handwritten Signature]*
Printed name: Theresa A. VORKAPIC
My commission expires: 9-28-15



EXEMPT FROM REAL ESTATE TRANSFER TAX UNDER THE PROVISIONS OF 35 ILCS 200/21-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

[Handwritten Signature]
Signature of Buyer/Seller/Representative

4/19/14
Date

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EXHIBIT A

[Legal Description]

PARCEL 1:

UNIT 1877-2E IN THE 1877-79 N. WINNEBAGO CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 9 AND 10 (EXCEPT THE NORTHEASTERLY 36-3/4 FEET THEREOF) IN BLOCK 12 IN PIERCE'S ADDITION TO HOLSTEIN, A SUBDIVISION OF THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH SURVEY IS ATTACHED AS EXHIBIT "B" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0030148563 AND AS AMENDED BY DOCUMENT NUMBER 0030163765, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

THE EXCLUSIVE RIGHT TO THE USE OF LIMIT COMMON ELEMENTS KNOWN AS PARKING #3 AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID AS DOCUMENT 0030148563.

This property is NOT the homestead real property of grantor.

The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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: 4-19-14

Signature: Jessica Bartko
Grantor or Agent

Subscribed and sworn to before me by the said grantor this 19th day of April, 2014.

Notary Public Melissa Vorogoff

The grantee or his/her agent affirms that, to the best of his/her 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: 4-19-14

Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the said grantee this 19th day of April, 2014.

Notary Public Melissa Vorogoff

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 Act.)