

# UNOFFICIAL COPY

## QUIT CLAIM DEED Illinois Statutory

74662

Mail To:

**Beaulieu Law Offices, P.C.**  
**5339 W. Belmont Avenue**  
**Chicago, Illinois 60641**

Name & Address of Taxpayer:

**SOT3, LLC**  
**5339 W. Belmont Avenue**  
**Chicago, IL 60641**



1501616053D

Doc#: 1501616053 Fee: \$44.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 01/16/2015 12:25 PM Pg: 1 of 4

### RECORDER'S STAMP

The GRANTOR(S): **Jeffrey Steinberg, a single man**, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS AND QUIT CLAIMS to **SOT3, LLC, an Illinois Limited Liability Company**, all interest in the following described land in the County of Cook, State of Illinois; to wit:

### PLEASE SEE THE ATTACHED LEGAL DESCRIPTION

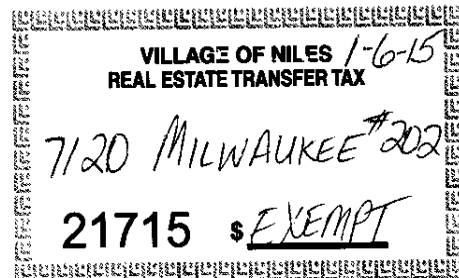
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. TO HAVE AND TO HOLD said premises forever.

PIN: 10-31-101-037-1002

Property Address: 7120 N. Milwaukee Avenue, # 202, Niles, IL 60714

Dated: January 5, 2015

  
\_\_\_\_\_  
**Jeffrey Steinberg**



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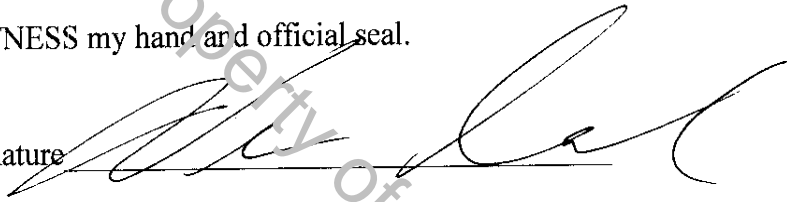
State of Illinois                    }  
   } ss  
 County of Cook                    }

I, the undersigned, a Notary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT **Jeffrey Steinberg**, 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 therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, January 5, 2015.

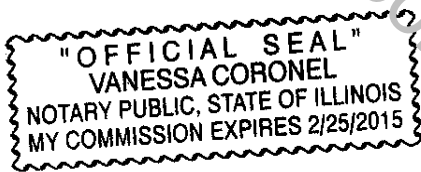
WITNESS my hand and official seal.

Signature



My Commission Expires 2/25/15

(Seal)



Prepared By:  
 Beaulieu Law Offices, P.C.  
 5339 W. Belmont Avenue  
 Chicago, Illinois 60641

Property of Cook County Clerk's Office

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## LEGAL DESCRIPTION

UNIT 202 IN THE PARK PLACE CONDOMINIUMS AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED LAND:

**PARCEL 1:**

LOT 2 EXCEPT THEREFROM THAT PART WHICH LIES NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE:

BEGINNING AT A POINT ON THE NORTHERLY LINE OF LOT 2 IN THE SUBDIVISION OF LOT 4 AFORESAID, SAID POINT BEING 10 FEET NORMAL TO THE NORTHEASTERLY LINE OF SAID LOT 2 EXTENDED NORTHWESTERLY; THENCE SOUTHEASTERLY ALONG A STRAIGHT LINE TO A POINT ON THE SOUTH LINE OF SAID LOT 2 BEING A 6.92 FEET WEST OF SOUTH EAST CORNER OF SAID LOT 2, ALL IN THE SUBDIVISION OF THE PART OF LOT 4; IN CIRCUIT COURT PARTITION OF LOT 4 IN ASSESSOR'S DIVISION OF THE NORTH 1/2 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, LYING EAST OF EVERGREEN AVENUE, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

LOTS 1 THROUGH 4, EXCEPT THAT PART OF LOTS 1 AND 2 LYING NORTHEASTERLY OF THE FOLLOWING DESCRIBED LINE: BEGINNING AT A POINT ON THE NORTHERLY LINE OF SAID LOT 1 IN RUESCH'S MILWAUKEE AVENUE SUBDIVISION BEING 3.35 FEET WEST OF THE NORTHEAST CORNER OF SAID LOT 1; THENCE SOUTHEASTERLY ALONG A STRAIGHT LINE THROUGH SAID LOTS 1 AND 2 IN RUESCH'S MILWAUKEE AVENUE SUBDIVISION TO A POINT ON THE NORTHEASTERLY LOT LINE OF SAID LOT 2 IN RUESCH'S MILWAUKEE AVENUE SUBDIVISION, SAID POINT BEING 15 FEET SOUTH OF THE NORTHEAST CORNER OF SAID LOT 2 (AS MEASURED ALONG THE SAID NORTHEASTERLY LOT LINE OF LOT 2), ALL IN RUESCH'S MILWAUKEE AVENUE SUBDIVISION OF PART OF THE NORTHWEST FRACTIONAL 1/4 OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 3:**

THE EAST 1/2 OF VACATED ALLEY LYING WEST OF AND ADJOINING LOTS 1 THROUGH 4 AFORESAID

**PARCEL 4:**

LOTS 5, 6, 7, 8, 9, 10, 11, 12 (EXCEPTING THEREFROM THAT PART OF LOT 12 DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF SAID LOT 12, THENCE WESTERLY ALONG THE SOUTH LINE OF LOT 12 FOR A DISTANCE OF 20 FEET; THENCE NORTHEASTERLY ALONG A STRAIGHT LINE TO A POINT ON THE NORTHEASTERLY LINE OF LOT 12 SAID POINT BEING 20 FEET NORTHWEST OF THE POINT OF BEGINNING MEASURED ALONG THE NORTHEASTERLY LINE OF SAID LOT 12, THENCE SOUTHEASTERLY ALONG SAID LINE TO THE POINT OF BEGINNING) AND LOTS 13, 14, 15, 16 AND 17 IN RUESCH'S MILWAUKEE AVENUE SUBDIVISION OF PART OF THE NORTH WEST FRACTIONAL QUARTER OF SECTION 31, TOWNSHIP 41 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 5:**

THE EAST 1/2 OF VACATED ALLEY LYING WEST OF AND ADJOINING LOTS 5 TO 12 AFORESAID, 2011 053016733 USC 1MM USC 09/29/14 16:32:53 THE WEST 1/2 OF VACATED ALLEY LYING EAST OF AND ADJOINING LOTS 13 TO 16 AFORESAID, AND ALL OF VACATED ALLEY LYING BETWEEN LOTS 16 AND 17 AFORESAID. WHICH SURVEY IS ATTACHED AS EXHIBIT 'A' TO THE DECLARATION OF CONDOMINIUM MADE BY PARKWAY BANK AND TRUST COMPANY, AS TRUSTEE UNDER TRUST AGREEMENT DATED JUNE 15, 1992 AND KNOWN AS TRUST NUMBER 10352 RECORDED MARCH 22, 1994 AS DOCUMENT 94258673 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS ALSO THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE P28 AND STORAGE SPACE S24 LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 94258673.

**SUBJECT TO:**

covenants, conditions and restrictions of record; public and utility easements; and subject only to real estate for ~~2009~~ and subsequent years.

2014

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## STATEMENT BY GRANTOR AND GRANTEE

The grantors affirm that, to the best of their knowledge, the name of the grantees shown on the deed or assignment of beneficial interest in a land trust are either natural persons, 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 1/5, 2015 Signature: \_\_\_\_\_  
Grantor or Agent

Subscribed and Sworn to before me by  
the said Grantor  
this 5 day of January, 2015

\_\_\_\_\_  
NOTARY PUBLIC



The grantee or his or her 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 1/5 2015 Signature: \_\_\_\_\_  
Grantee or Agent

Subscribed and Sworn to before me by  
the said Grantee  
this 5 day of January, 2015

\_\_\_\_\_  
NOTARY PUBLIC

