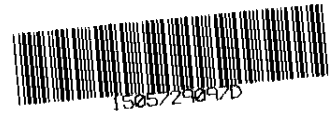


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Doc#: 1505729097 Fee: \$44.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 02/26/2015 04:04 PM Pg: 1 of 4

1037

Commitment Number: N01150079

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording, Send To:



Mail Tax Statements To: Daniel Kehoe and Elizabeth Kehoe: 2053 W. Summerdale Avenue,
Unit 3S, Chicago, IL 60625

284

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
14-07-111-041-1006

QUITCLAIM DEED

BDK Properties, LLC, hereinafter grantor, of Cook County, Illinois, for \$10.00 (Ten Dollars and Zero Cents) in consideration paid, grants and quitclaims to **Daniel Kehoe** and **Elizabeth Kehoe**, for their joint lives, with the remainder to the survivor of them, hereinafter grantees, whose tax mailing address is **2053 W. Summerdale Avenue, Unit 3S, Chicago, IL 60625**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

husband and wife

Parcel 1: Unit 2053-3 S in the 2053-55 Summerdale Condominiums as depicted on the Plat of Survey of the following described real estate: Lot 26 in Reinberg's Subdivision of the West 1/2 of the Northeast 1/4 of the Southeast 1/4 of the Northwest 1/4 of Section 7, Township 40 North, Range 14, East of the Third Principal Meridian (except the North 33 feet and except the West 33 feet thereof) in Cook County, Illinois; which Plat of Survey is attached as Exhibit "A" to the Declaration of Condominium Ownership recorded March 22, 2006 in the Office of the Recorder of Deeds of Cook County, Illinois, as Document Number 0608139123, as amended from time to time, together with its undivided percentage interest in the common elements, in

N01150079

Near North National Title
222 N. LaSalle
Chicago, IL 60601

4

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Cook County, Illinois.

Parcel 2: The exclusive right to storage room number S#4, as a limited common element ("LCE"), as delineated on the Plat of Survey and the rights and easements for the benefit of Unit Number 2053-3 S, as set forth in the Declaration; the Grantor reserves to itself, its successors and assigns, the rights and easements as set forth in said Declaration for the remaining land described therein.

Property Address is: 2053 W. Summerdale Avenue, Unit 3S, Chicago, IL 60625

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor; either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Executed by the undersigned on 2/20, 2015:

BDK Properties, LLC

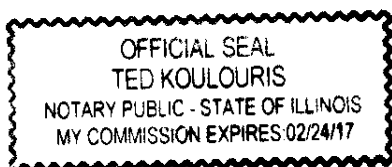
Daniel Thomas Kehoe

By: Daniel Thomas Kehoe

Its: Series Manager

STATE OF ILLINOIS
COUNTY OF COOK

The foregoing instrument was acknowledged before me on 2-20, 2015 by Daniel Thomas Kehoe its Series Manager on behalf of **BDK Properties, LLC** who is personally known to me or has produced IL DRIVER'S LICENSE identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.



[Signature]
Notary Public

City of Chicago
Dept. of Finance
683294



Real Estate
Transfer
Stamp

\$0.00

2/26/2015 14:35
dr00198

Batch 9,480,834

UNOFFICIAL COPY

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph 6 Section 31-45, Property Tax Code.

Date: 2/20/15

Daniel Thomas Kehoe
Buyer, Seller or Representative

Property of Cook County Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

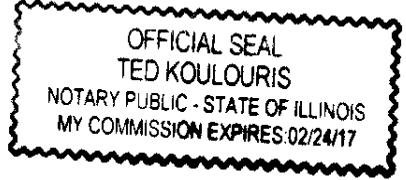
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in land trust is either a natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 2/20, 2015

Daniel Thomas Kehoe
Signature of Grantor or Agent

Subscribed and sworn to before me
by the said DANIEL THOMAS KEHOE
this 20th day of FEBRUARY, 2015.

NOTARY PUBLIC [Signature]



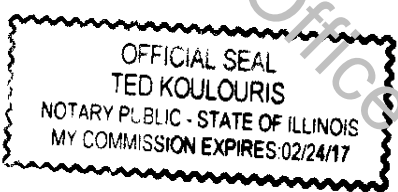
The Grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois a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

Date 2/20, 2015

Daniel Kehoe
Signature of Grantee or Agent

Subscribed and sworn to before me
by the said DANIEL KEHOE
this 20th day of FEBRUARY, 2015.

NOTARY PUBLIC [Signature]



NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)