

# UNOFFICIAL COPY



## Quit Claim Deed

15076500150 102

Doc#: 1507650015 Fee: \$48.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/17/2015 07:50 AM Pg: 1 of 6

The Grantor(s), VARIANT INVESTMENT GROUP, LLC II, of 60 EAST MONROE STREET, UNIT 2506, CHICAGO, IL 60603 for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, and pursuant to authority as a member(s), of said company, hereby Convey and Quit Claim unto the Grantee(s), JOSE H. PEREZ AND HORTENCIA PEREZ, HUSBAND AND WIFE, of 60 EAST MONROE STREET, UNIT 2506, CHICAGO, IL 60603, JOINT TENANTS the following described real estate situated in the County of COOK, in the State of Illinois, to wit:

### See Attached Legal Description

Permanent Index Number: 17-15-101-026-1072  
17-15-101-026-1600

Commonly Known As: 60 EAST MONROE STREET, UNIT 2506, CHICAGO, IL 60603


And the said Grantor(s) hereby expressly waive(s) and release(s) any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for the exemption of homesteads from sale on execution or otherwise.

In Witness Whereof, the Grantor(s) aforesaid has/have hereunto set his/her/their hand(s) and seal(s) this 10 Day of MAR, 2015.

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 \_\_\_\_\_ (Seal)  
 VARIANT INVESTMENT GROUP, LLC II  
 BY: JOSE HUMBERTO PEREZ – Managing  
 Member


  
 \_\_\_\_\_ (Seal)  
 VARIANT INVESTMENT GROUP, LLC II  
 BY: HORTENCIA PEREZ – Managing  
 Member

State of Illinois     )  
   )     Ss.  
 County of COOK     )

I, the undersigned, a Notary Public in and for the County and State aforesaid, DO HEREBY CERTIFY that **JOSE HUMBERTO PEREZ AND HORTENCIA PEREZ, MANAGING MEMBERS OF VARIANT INVESTMENT GROUP, LLC II** are personally known to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/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 official seal, this 10 Day of MAR, 2015.

My Commission expires 8 AUG 2018.

  
 \_\_\_\_\_  
 Notary Public


impress  
 seal  
 here



THIS INSTRUMENT WAS  
 BY:  
 WILLIAM F. SULLIVAN  
 2016 EUCLID  
 MT. PROSPECT, IL 60056

EXEMPT UNDER PROVISIONS OF PREPARED  
 PARAGRAPH E SECTION 31-45,  
 PROPERTY TAX CODE.

MAIL TO:  
 JOSE & HORTENCIA PEREZ  
 60 EAST MONROE STREET, UNIT 2506  
 CHICAGO, IL 60603

3-10-15   
 Date                      Buyer, Seller, or  
                                  Representative

SEND SUBSEQUENT TAX BILLS TO:  
 JOSE & HORTENCIA PEREZ  
 60 EAST MONROE STREET, UNIT 2506  
 CHICAGO, IL 60603

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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: March 10, 2015.

Signature: \_\_\_\_\_

Grantor or Agent

Subscribed and sworn to before me by the Said \_\_\_\_\_

This 10 day of MAR 2015.

\_\_\_\_\_  
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: March 10, 2015.

Signature: \_\_\_\_\_

Grantee or Agent

Subscribed and sworn to before me by the Said \_\_\_\_\_

This 10 day of MAR 2015.

\_\_\_\_\_  
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.

(Attach to deed or ABI to be recorded, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act)

**UNOFFICIAL COPY****EXHIBIT A****County: COOK****Legal Description:****PARCEL 1:**

UNIT 2506 AND PARKING UNIT 12M-09, TOGETHER WITH THE EXCLUSIVE RIGHT TO USE STORAGE SPACE S-B15-08, A LIMITED COMMON ELEMENT, IN THE LEGACY AT MILLENNIUM PARK CONDOMINIUM, AS DELINEATED ON THE PLAT OF SURVEY OF PART OF THE FOLLOWING DESCRIBED PARCELS OF REAL ESTATE: LOTS 5 AND 7 IN BLOCK 1 IN FRACTIONAL SECTION 15, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT A TO THE DECLARATION OF CONDOMINIUM OWNERSHIP AND OF EASEMENTS, RESTRICTIONS, COVENANTS AND BY-LAWS FOR THE LEGACY AT MILLENNIUM PARK CONDOMINIUM DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818079, AS AMENDED FROM TIME TO TIME, TOGETHER WITH THEIR UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

**PARCEL 2:**

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE EASEMENT AGREEMENT DATED SEPTEMBER 9, 2005 BY AND BETWEEN THE ART INSTITUTE OF CHICAGO, AN ILLINOIS NOT-FOR-PROFIT CORPORATION AND MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY RECORDED SEPTEMBER 9, 2005 AS DOCUMENT NUMBER 0525232121 FOR INGRESS AND EGRESS THROUGH THE LOBBY AREA AS DESCRIBED THEREIN AND PURSUANT TO THE TERMS CONTAINED THEREIN.

**PARCEL 3:**

NON-EXCLUSIVE EASEMENTS APPURTENANT TO AND FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AND OPERATING AGREEMENT DATED SEPTEMBER 25, 2009 AND RECORDED SEPTEMBER 25, 2009 AS DOCUMENT NO. 0926818077 BY AND BETWEEN MONROE/WABASH DEVELOPMENT, LLC, A DELAWARE LIMITED LIABILITY COMPANY AND MONROE/WABASH SA, LLC, A DELAWARE LIMITED LIABILITY COMPANY (ITS SUCCESSORS, GRANTEEES AND ASSIGNS) FOR SUPPORT, COMMON WALLS, CEILINGS AND FLOORS, EQUIPMENT AND UTILITIES, INGRESS AND EGRESS, MAINTENANCE AND ENCROACHMENTS, OVER THE LAND DESCRIBED THEREIN.

Permanent Index Number: 17-15-101-026-1072 (UNIT 2506) AND 17-15-101-026-1600 (PARKING UNIT 12M-09)

Property Address: 60 EAST MONROE STREET, UNIT 2506, CHICAGO, IL 60603

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**REAL ESTATE TRANSFER TAX**

12-Mar-2015



**CHICAGO:**

0.00

**CTA:**

0.00

**TOTAL:**

0.00

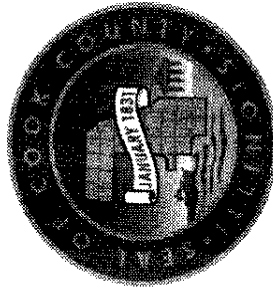
Property of Cook County Clerk's Office

17-15-101-026-1072 | 20150301669309 | 1-616-761-216

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**REAL ESTATE TRANSFER TAX**

12-Mar-2015



**COUNTY:**  
**ILLINOIS:**  
**TOTAL:**

0.00  
0.00  
0.00

17-15-101-026-1072

20150301669309

0-645-321-088

Property of Cook County Clerk's Office