



QUIT CLAIM DEED

ILLINOIS

Doc#: 1607008223 Fee: \$44.25
RHSP Fee:\$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 03/10/2016 02:09 PM Pg: 1 of 3

Fidelity Title

CH15037316

Above Space for Recorder's Use Only

THE GRANTORS, FISCHER REAL ESTATE SALES AND CONSULTING INC AND ABERDEEN MAINTENANCE SERVICES, LLC of the City of Matteson, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and QUIT CLAIMS to Aberdeen Maintenance Services, LLC of 842 W Aldine Ave #1 Chicago, the following described Real Estate, situated in the County of Cook in the State of Illinois to wit: (See page 2 for legal description attached here to and made part here of.), hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2015 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number: 31-17-105-001-0000

Address of Real Estate: 54 Timberlane Road, Matteson, Illinois 60443

The date of this deed of conveyance is February 5th, 2016.

FISCHER REAL ESTATE SALES AND CONSULTING INC.
By: CHRISTIAN FISCHER, PRESIDENT

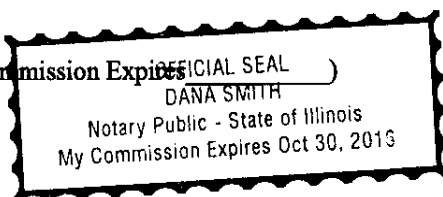
ABERDEEN MAINTENANCE SERVICES, LLC
By: SAMUEL BLOCK

State of ILLINOIS, County of COOK ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Christian Fischer and Samuel Block are personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed sealed and delivered the said instrument as 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 on 2/5/16

(My Commission Expires



Notary Public

Dana Smith

Table with REAL ESTATE TRANSFER TAX, COUNTY: 0.00, ILLINOIS: 0.00, TOTAL: 0.00

UNOFFICIAL COPY

LEGAL DESCRIPTION

For the premises commonly known as: 54 Timberlane Road, Matteson, Illinois 60443

LEGAL DESCRIPTION:

LOT 438 IN WOODGATE GREEN, UNIT NO. 3, BEING A SUBDIVISION OF PART OF THE NORTHEAST 1/4 OF SECTION 17 AND PART OF THE EAST 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 17, TOWNSHIP 35 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 13, 1972 AS DOCUMENT NO. 22083599, IN COOK COUNTY, ILLINOIS.

Send Subsequent tax bills to:

ABERDEEN MAINTENANCE SERVICES, LLC
842 W ALDINE AVE #1
CHICAGO, IL 60657

Recorder-mail recorded document to:

ABERDEEN MAINTENANCE SERVICES, LLC
842 W ALDINE AVE #1
CHICAGO, IL 60657

This Instrument was prepared by:

Attorney Michelle Chavez
PO Box 71
Batavia, IL 60510

UNOFFICIAL COPY



FIDELITY NATIONAL TITLE INSURANCE COMPANY

PHONE:
FAX:

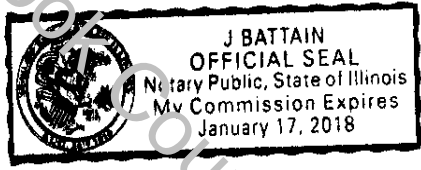
STATEMENT BY GRANTOR AND GRANTEE

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 or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 2/8/16, _____ Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said Chris Fischer
this 8th day of FEB
2016.

[Signature]
Notary Public

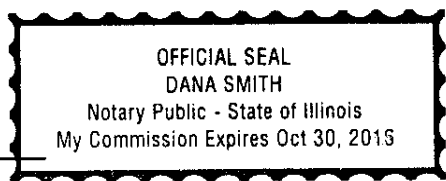


The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated 2/5/16, _____ Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the
said Samuel Block
this 5th day of February
2016.

[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.

[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.]