

# UNOFFICIAL COPY

Doc#: 1609046163 Fee: \$56.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 03/30/2016 10:57 AM Pg: 1 of 5

QUITCLAIM DEED

1516934 IL

Dec ID 20160301683201  
ST/CO Stamp 0-928-083-520  
City Stamp 1-733-389-888

GRANTOR, MICHAEL PASCAL, a single person, and JOHN A. PASCAL, a single person (herein, "Grantor"), whose address is 1709 N. Paulina Street Unit 303, Chicago, IL 60613, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to GRANTEE, MICHAEL PASCAL, a single person (herein, "Grantee"), whose address is 1709 N. Paulina Street Unit 303, Chicago, IL 60613, 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: 1709 N. Paulina Street, Unit 303,  
Chicago, IL 60613

Permanent Index Number: 14-31-422-027-1024

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 30 day of December, 2015.

**MAIL TO: RAVENSWOOD  
TITLE COMPANY, LLC  
319 W. ONTARIO ST. #200  
CHICAGO, IL 60654**

~~When recorded return to:~~

~~MICHAEL PASCAL  
1709 N. PAULINA STREET UNIT  
303  
CHICAGO, IL 60613~~

Send subsequent tax bills to:

MICHAEL PASCAL  
1709 N. PAULINA STREET UNIT 303  
CHICAGO, IL 60613

This instrument prepared by:

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

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## EXHIBIT A

[Legal Description]

**PARCEL 1:**

UNIT 1709-303 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN WABANSIA PLACE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NO. 0409011291, AS AMENDED, IN THE SOUTHEAST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

**PARCEL 2:**

EXCLUSIVE USE FOR NO. S-14, A LIMITED COMMON ELEMENT, AS SET FORTH AND DEFINED IN SAID DECLARATION OF CONDOMINIUM AND SURVEY ATTACHED THERETO, IN COOK COUNTY, ILLINOIS.

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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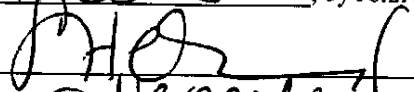
GRANTOR

  
John A. Pascal

STATE OF IL  
COUNTY OF COOK

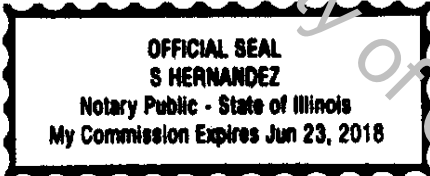
This instrument was acknowledged before me on 12-30-15, by John A. Pascal.

[Affix Notary Seal]

Notary Signature: 

Printed name: S. Hernandez

My commission expires: 06.23.18



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

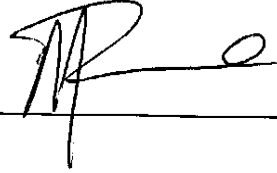
  
Signature of Buyer/Seller/Representative

12-30-15  
Date

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

GRANTOR

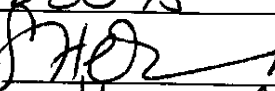


Michael Pascal

STATE OF IL  
COUNTY OF COOK

This instrument was acknowledged before me on 12-30-15, by Michael Pascal.

[Affix Notary Seal]

Notary Signature: 

Printed name: S. Hernandez

My commission expires: 06-23-18



Property of Cook County Clerk's Office

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## STATEMENT OF GRANTOR/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 title to real estate under the laws of the State of Illinois.

Dated 12-30, 15 Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before

Me by the said Grantor  
this 30 day of December, 2015  
Notary Public [Signature]



The grantee 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 title to real estate under the laws of the State of Illinois.

Dated 12-30, 15 Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before

Me by the said Grantee  
this 30 day of December, 2015  
Notary Public [Signature]

