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Doc#: 1610922133 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 04/18/2016 11:42 AM Pg: 1 of 3

Dec ID 20160401688278
ST/CO Stamp 2-111-700-544
City Stamp 1-124-695-616

Commitment Number: 213705

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
3805, Edwards Road, Suite 500, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording, Send To:

Mail Tax Statements To: **Brian Patrick McKay, Mary Kay McKay, John McKay Jr.,
Geraldyn McKay and William P. Andrews, Jr., 4656 North Kilpatrick Avenue , Chicago, IL
60630**

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
13-15-109-016-0000**

QUITCLAIM DEED

Brian Patrick McKay and Mary Kay McKay, husband and wife, hereinafter grantors, of Cook County, Illinois, for \$0.00 (Zero Dollar and Zero Cents) in consideration paid, grant and quitclaim to Brian Patrick McKay, Mary Kay McKay, husband and wife, and John McKay Jr. married to Geraldyn McKay and hereinafter grantees, whose tax mailing address is 4656 North Kilpatrick Avenue , Chicago, IL 60630, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

**THE NORTH 35 FEET OF LOT 1 IN BLOCK 14 IN MONTROSE IN SECTION 15,
TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN,
IN COOK COUNTY, ILLINOIS 13-15-109-016-0000
CKA: 4656 North Kilpatrick Avenue , Chicago, IL, 60630**

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.

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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 grantors, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Prior instrument reference: #0020833821

Executed by the undersigned on 3.24, 2016:

Brian Patrick McKay
Brian Patrick McKay

Mary Kay McKay
Mary Kay McKay

STATE OF ILLINOIS
COUNTY OF COOK

The foregoing instrument was acknowledged before me on MAR 24, 2016 by **Brian Patrick McKay** and **Mary Kay McKay** who are personally known to me or have produced _____ as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.



Marcel Urbanski
Notary Public

MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph (e) Section 31-45, Property Tax Code.

Date: 3.24.16

Bobbie A. [Signature]
Buyer, Seller or Representative



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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 March 24, 2016

Brian Patrick McKay
Signature of Grantor or Agent

Marly Kay McKay

Subscribed and sworn to before
Me by the said _____
this 24 day of MARCH, 2016
2016.

NOTARY PUBLIC

Marcel Urbanski



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 March 24, 2016

Brian Patrick McKay
Signature of Grantee or Agent

Marly Kay McKay John McKay

Subscribed and sworn to before
Me by the said _____
This 24 day of MARCH, 2016
2016.

NOTARY PUBLIC

Marcel Urbanski



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.)

