

# UNOFFICIAL COPY

## QUITCLAIM DEED

*a single person JMH*

**THE GRANTOR, JUSTIN M. HILL**, of the Village of Savoy, in the County of Champaign, and State of Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, **CONVEYS and QUIT CLAIMS** to the **GRANTEE, VENEZIA CHICAGO ONE, LLC, an Illinois limited liability company**, all interest in the following described real estate:

Permanent Index Number: 17-22-314-033-1080

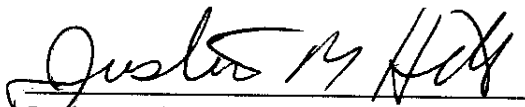
Commonly known as: 221 E Cullerton St., Apt. 708

Legal description:

**Units 708 and P-10 in Prairie Avenue Lofts Condominium as delineated on survey of the following described parcel of real estate: part of the southwest 1/4 of section 22, township 39 north, range 14, east of the third principal meridian, in Cook County, Illinois; which survey is attached as exhibit to declaration of condominium recorded as document number 0011008039; together with its undivided percentage interest in the common elements.**


hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Dated this 22 day of March, 2016.

  
Justin M. Hill





Doc#: 1611919036 Fee: \$64.00  
RHSP Fee: \$9.00 RPRF Fee: \$1.00  
Affidavit Fee: \$2.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 04/28/2016 09:42 AM Pg: 1 of 3

REAL ESTATE TRANSFER TAX		28-Apr-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-22-314-033-1080 | 20160401697549 | 1-498-206-528

\* Total does not include any applicable penalty or interest due.

REAL ESTATE TRANSFER TAX		28-Apr-2016
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-22-314-033-1080 | 20160401697549 | 1-328-599-360

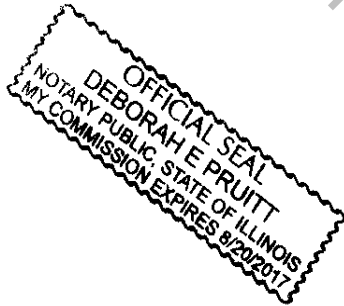
*Rivisto*

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STATE OF ILLINOIS )  
 ) ss.  
COUNTY OF CHAMPAIGN )

I, the undersigned, a Notary Public in and for said County and State aforesaid, **DO HEREBY CERTIFY** that JUSTIN M. HILL, personally known to me to be the same person(s) whose name(s) 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 waiver of the right of homestead.

Given under my hand and Notarial Seal this 22 day of MARCH, 2016.



*[Signature]*  
NOTARY PUBLIC

Deed Prepared by:  
Alan R. Singleton  
Singleton Law Firm, P.C.  
2001 S. First St, Ste. 209  
Champaign, IL 61820

Send Tax Bill To:  
Venezia Chicago One, LLC  
Justin M. Hill  
509 E. Tomaras Ave.  
Savoy, IL 61874

Exempt under provisions of Paragraph (e), Section 31-45, Real Estate Transfer Tax Law.

DATE 2/22/2016

SIGNATURE *[Signature]*  
Buyer, Seller or Representative

Return To: Alan R. Singleton, Singleton Law Firm, P.C., 2001 S. First St. Suite 209, Champaign, IL 61820

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or their agent affirms that, to the best of their 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.

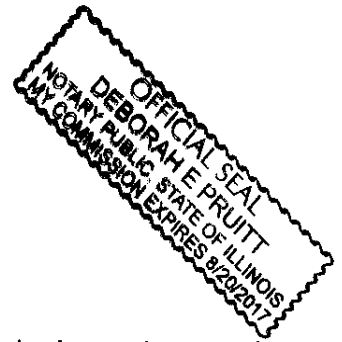
IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

### GRANTOR OR AGENT:

Justin M Hill  
Signature  
Justin M. Hill  
Print Name

Subscribed and sworn to before me this 18 of April 2016

[Signature]  
Notary Public



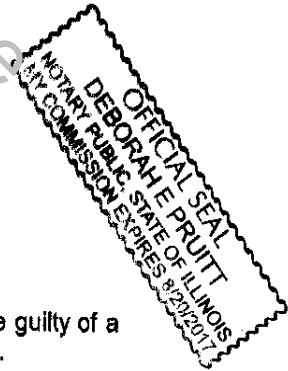
The grantee or their agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

IN WITNESS WHEREOF, the undersigned have executed this document on the date(s) set forth below.

### GRANTEE OR AGENT:

Justin M Hill Venezia Chicago One, LLC sole  
Signature Venezia Ventures, Inc, member of  
Justin M. Hill Venezia Chicago One, LLC  
Print Name  
President of  
Venezia Ventures, Inc  
Subscribed and sworn to before me this 18 of April 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.]