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QUIT CLAIM DEED Statutory (Illinois)



Doc#: 1620250123 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 07/20/2016 03:31 PM Pg: 1 of 3

THE GRANTOR, Sandy J. Walt, a married woman, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN and no/100ths (\$10.00) Dollars and other good and valuable consideration in hand paid, **CONVEYS and QUIT CLAIMS** to **Ballester LLC,** an Illinois limited liability company, all of her interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

UNIT 907 IN HEMINGWAY HOUSE CONDOMINIUM IN THE SOUTHWEST ¼ OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS ACCORDING TO THE DECLARATION OF CONDOMINIUM RECORDED SEPTEMBER 7, 1978 AND DOCUMENT 24616476 AS AMENDED FROM TIME TO TIME, IN COOK COUNTY, ILLINOIS.


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

Permanent Real Estate Index Number: 14-33-409-024-1077
Address of Real Estate: 1850 NORTH CLARK, UNIT 907, CHICAGO, ILLINOIS

DATED this 14 day of July, 2016.



SANDY J. WALT (SEAL)



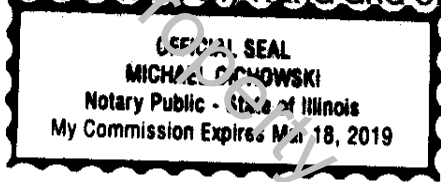
MICHAEL A. WALT II, solely for the purpose of waiving homestead rights (SEAL)

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State of Illinois)
) SS
County of Cook)

I, the undersigned, a Notary Public in and for said County, the State aforesaid, **DO HEREBY CERTIFY** that Sandy J. Walt and Michael A. Walt II, 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 this 14 day of July, 2016.



Michael Cichowski
NOTARY PUBLIC Michael Cichowski
Exp March 18, 2019

This Instrument was prepared by and after recording return to:

Mail Subsequent Tax Bills:

JOEY B. WALDMAN
FISHER COHEN WALDMAN SHAPIRO, LLP
1247 WAUKEGAN ROAD, SUITE 100
GLENVIEW, ILLINOIS 60025

Ballester LLC
433 WEST ARMITAGE
CHICAGO, ILLINOIS 60614

Exempt under provisions of Paragraph (e) Section 4, Real Estate Transfer Act

Dated: July 14, 2016
By: Joey Waldman

CLERK OF COOK COUNTY Clerk's Office

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STATEMENT BY GRANTOR AND GRANTEE

The grantor or grantor's agent affirms that, to the best of his/her 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: July 19, 2016

Signature: Joy Waldman
Agent

Subscribed and sworn to before me
by the said AGENT
this 19th day of July, 2016

Paulette H. Kirschner
Notary Public



The grantee or grantee's 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: July 19, 2016

Signature: Joy Waldman
Agent

Subscribed and sworn to before me
by the said AGENT
this 19th day of July, 2016

Paulette H. Kirschner
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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)