



\*1630847066ID\*

Doc# 1630847066 Fee \$42.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/03/2016 12:19 PM PG: 1 OF 3

QUIT CLAIM DEED  
Statutory (Illinois)

400070000 6/9  
(PS)

GIT

Mail to end

NAME & ADDRESS OF  
TAXPAYER:

Austin Holdings, LLC  
1151 Woodland Ave.  
Batavia, IL 60510

Above Space for Recorder's Use Only

THE GRANTOR, **Austin Holdings, LLC II, an Illinois Series Limited Liability Company**, whose principal place of business is 1151 Woodland Ave Batavia, IL 60510 for and in consideration of TEN AND 00/100 (\$10.00) DOLLARS and other good and valuable considerations in hand paid, CONVEYS AND QUIT CLAIMS to **Austin Holdings, LLC**, an Illinois limited liability company, whose principal place of business is **1151 Woodland Ave., Batavia, IL 60510**, the following described Real Estate commonly known as:

16-04-413-035-0000 ~~4916-~~ 4918 W. Augusta Boulevard, Chicago, IL 60651

situated in the County of Cook, in the State of Illinois, to wit:

LOTS 41 AND 42 IN BLOCK 3 IN W.D. BIRGE AND COMPANY'S SECOND SUBDIVISION , BEING A SUBDIVISION OF THE SOUTH 1/2 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

This is a NON-HOMESTEAD PROPERTY, however, to the extent that the Real Estate is deemed to be a homestead property then Grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

# UNOFFICIAL COPY

Dated this 26 day of August, 2016.

Austin Holdings, LLC II

By: [Signature]  
Patrick Koziol, Member

By: [Signature]  
Timothy Ramseyer, Member

REAL ESTATE TRANSFER TAX		24-Oct-2016
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
16-04-413-035-0000   20161001673134   0-450-453-312		

REAL ESTATE TRANSFER TAX		24-Oct-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00
16-04-413-035-0000   20161001673134   0-192-651-072		

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

State Of Illinois )  
  ) ss  
County of Cook )

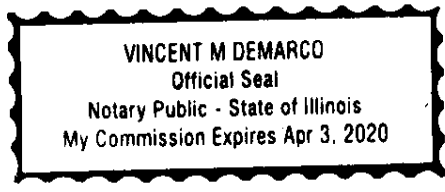
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY THAT **Patrick Koziol and Timothy Ramseyer, Members of Austin Holdings, LLC II, an Illinois Series limited liability company**, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they, respectfully, signed, sealed and delivered the said instrument as their free and voluntary act, and the free and voluntary act of said company, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seal, this 26<sup>th</sup> day of August, 2016.

My commission expires on 04/03/2020.

[Signature]  
Notary Public

(IMPRESS SEAL HERE)



COOK COUNTY - ILLINOIS TRANSFER STAMP  
EXEMPT UNDER PROVISIONS OF PARAGRAPH E  
SECTION 31-45, REAL ESTATE TRANSFER TAX LAW.

Date: Aug 26/21, 2016

[Signature]  
Buyer, Seller or Representative

**NAME AND ADDRESS OF PREPARER:**

Patrick Koziol  
1151 Woodland Ave  
Batavia, IL 60510  
(630) 670-0512

# UNOFFICIAL COPY

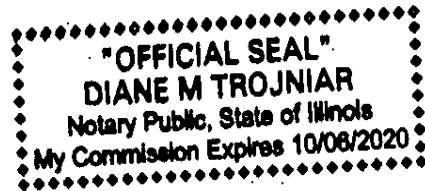
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his/her knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in the 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 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: 10/21, 2016 [Signature]  
Signature

Subscribed to and sworn before me this 21st day of October 2016.

[Signature]  
Notary Public

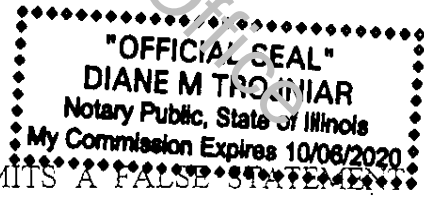


The grantee or his agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in the land trust is either a natural person, an Illinois Corporation or Foreign Corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire 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: 10/21, 2016 [Signature]  
Signature

Subscribed to and sworn before me this 21st day of October 2016.

[Signature]  
Notary Public



NOTE: ANY PERSON WHO KNOWINGLY SUBMITS A FALSE STATEMENT CONCERNING THE INDEMNITY OF A GRANTOR OR GRANTEE SHALL BE GUILTY OF A CLASS C MISDEMEANOR FOR THE FIRST OFFENSE AND OF A CLASS ACTION 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)