

UNOFFICIAL COPY

A10182016-1

QUIT CLAIM DEED

GRANTORS, **WINDY CITY DEVELOPMENT GROUP, LLC**, an Illinois limited liability company having offices in Chicago, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to **MIDAS GUO PROPERTIES LLC**, an Illinois limited liability company having offices in New York City, New York, the following described Real Estate situated in Cook County, in the State of Illinois, to wit:



Doc# 1631534088 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/10/2016 03:30 PM PG: 1 OF 3

SEE ATTACHED LEGAL DESCRIPTION.

PIN: 20-34-220-022-0000

Property Address: 8112 S. Champlain, Chicago, IL 60619

I hereby declare that this deed represents a transaction exempt under provisions of Paragraph (e), Section 4, of the Illinois Real Estate Transfer Tax Act. *10/18/16*

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

TO HAVE AND TO HOLD said real estate in joint tenancy forever.

October 11, 2016

[Signature]
Windy City Development Group, LLC
by: Iwetta Recht Panek, Manager

STATE OF ILLINOIS, COUNTY OF COOK) SS: I, the undersigned, a notary public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY that **Iwetta Recht Panek**, 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 she signed, sealed and delivered said instrument in her capacity as a Manager of Windy City Development Group, LLC as her 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 11th day of October, 2016.



[Signature]
Notary Public

Prepared by: Loza Law Offices P.C., 2500 E. Devon Avenue, Suite 200, Des Plaines, Illinois 60018; Tel. (847) 297-9977

Send Subsequent Tax Bills / Return to: Midas Guo Properties LLC, 411 E. 53rd Str., Unit 2J, New York City, NY 10022

CRDREVIEW *[Signature]*

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LOT 4 IN BLOCK 20 IN CHATHAM FIELDS, A SUBDIVISION OF THE NORTHEAST 1/4 OF SECTION 34, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

REAL ESTATE TRANSFER TAX		09-Nov-2016
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

20-34-220-022-0000 | 20161001674638 | 1-875-869-888

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

REAL ESTATE TRANSFER TAX		10-Nov-2016
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

20-34-220-022-0000 | 20161001674638 | 0-612-450-496

Property of Cook County Clerk's Office

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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 the beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to conduct business or acquire and hold title to real estate in Illinois, a partnership authorized to conduct business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to conduct business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: October 11, 2016 Signature: J. Pamer

Subscribed and sworn to before me by said Grantor this October 11, 2016.



Notary Public: [Signature]

The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of the beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to conduct business or acquire and hold title to real estate in Illinois, a partnership authorized to conduct business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to conduct business or acquire and hold title to real estate under the laws of the State of Illinois.

Dated: October 11, 2016 Signature: [Signature]

Subscribed and sworn to before me by said Grantee this October 11, 2016.



Notary Public: [Signature]

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 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.)