

UNOFFICIAL COPY

Doc#: 1701749471 Fee: \$54.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/17/2017 01:34 PM Pg: 1 of 4

QUIT CLAIM DEED Statutory (Illinois)

Dec ID 20161201691024
ST/CO Stamp 1-761-499-328
City Stamp 1-440-241-856

ST- 0114-17935-5010

THE GRANOR, Peerless Investment Fund I, L.P., an Illinois limited partnership, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration, CONVEYS and QUIT-CLAIMS to Peerless Capital Management, LLC Judicial Series, an Illinois limited liability company, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

FOR LEGAL DESCRIPTION

SEE EXHIBIT "A" ATTACHED HERETO AND MADE A PART HEREOF

Property Address: 6812 North Wayne Avenue Unit 1C, Chicago, Illinois 60626
P.I.N.: 11-32-122-009-1003

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

This transfer is exempt under the provisions of the Real Estate Transfer Tax Act, 35 ILCS 200/31-4(e).

STEWART TITLE
800 E. Dixon Road
Suite 180
Naperville, IL 60563

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Dated: this 28th day of November, 2016
Peerless Capital Management, LLC

By: Luke D. Goodwin

STATE OF ILLINOIS

COUNTY OF COOK

} ss.

I, the undersigned, a Notary Public in and for said County and State aforesaid, DOES HEREBY CERTIFY, that Luke Goodwin is 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 signed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and official seal, this 28th day of November, 2016.
Notary Public

OFFICIAL SEAL
IRENE SUTHAROJANA
NOTARY PUBLIC - STATE OF ILLINOIS
MY COMMISSION EXPIRES:09/16/17

Notary Public

**THIS INSTRUMENT
PREPARED BY AND
WHEN RECORDED
RETURN TO:**

Seth A. Kaplan
Rudolph Kaplan, LLC
20 North Clark St., Suite 2500
Chicago, IL 60602

REAL ESTATE TRANSFER TAX 19-Dec-2016



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

11-32-122-009-1003 | 20161201691024 | 1-761-499-328

REAL ESTATE TRANSFER TAX

19-Dec-2016



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00*

11-32-122-009-1003 | 20161201691024 | 1-440-241-656

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

**SEND FUTURE
TAX BILLS TO:**

Luke Goodwin
410 W. 8th
Hinsdale, IL 60521

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Parcel 2:

Unit Number 1C in the Wayne Way Condominium, as delineated on a survey of the following described tract of land: Lot 5 in Block 4 in L.E. Ingal's Subdivision of Blocks 5 and 6 in the Circuit Court Partition of the East 1/2 of the Northwest 1/4 and the Northeast Fractional Quarter of Section 32, Township 41 North, Range 14, East of the Third Principal Meridian, in Cook County, Illinois, which survey is attached to the Declaration of Condominium recorded as Document Number 0410427074; together with its undivided percentage interest in the common elements in Cook County, Illinois.

Commonly Known As: 6812 N. Wayne Ave., Unit 1C, Chicago, Illinois 60626

Property of Cook County Clerk's Office

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 11 | 28 | 2016

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

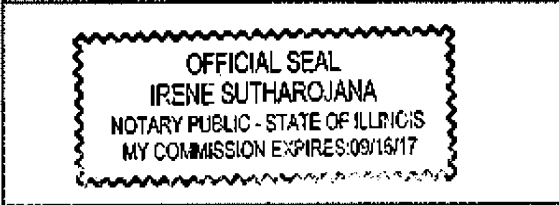
Subscribed and sworn to before me, Name of Notary Public: Irene Sutharajana

By the said (Name of Grantor): Luke Goodwin

On this date of: 11 | 28 | 2016

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 11 | 28 | 2016

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION:

The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: Irene Sutharajana

By the said (Name of Grantee): Luke Goodwin

On this date of: 11 | 28 | 2016

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE
Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**