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ILLINOIS STATUTORY QUIT CLAIM DEED INDIVIDUAL TO LLC



Doc# 1711516027 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 04/25/2017 10:49 AM PG: 1 OF 3

THE GRANTOR(S)

WAI CHI W YUEN,
A MARRIED PERSON,
OF THE CITY OF CHICAGO,
COUNTY OF COOK,
STATE OF ILLINOIS,

FOR AND IN CONSIDERATION OF TEN DOLLARS AND OTHER GOOD AND VALUABLE CONSIDERATION THE RECEIPT AND SUFFICIENCY OF WHICH IS HEREBY ACKNOWLEDGED, **CONVEY(S) AND QUIT CLAIMS TO GRANTEE(S):**

SOLARIA HOLDINGS LLC - 4820 N ALBANY, LLC, AN ILLINOIS LIMITED LIABILITY COMPANY OF P.O. BOX 577875, OF THE CITY OF CHICAGO, COUNTY OF COOK AND STATE OF ILLINOIS,

THE FOLLOWING DESCRIBED REAL ESTATE, TO-WIT:

Lot 28 in Block 2 in Thomasson's Ravenswood Addition of Blocks 20 and 29 in Jackson's Subdivision of the South East 1/4 of section 11 and the South West 1/4 of Section 12, Township 40 North, Range 13 East of the Third Principal Meridian, 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 TAX IDENTIFICATION NO: ¹²13-~~342~~-313-024-0000

PROPERTY ADDRESS: 4820 NORTH ALBANY AVENUE, IL 60625

DATED THIS 23 DAY OF ^{January}~~OCTOBER~~, 2017.

NOTE: THIS IS NOT A HOMESTEAD PROPERTY

WAI CHI W YUEN

REAL ESTATE TRANSFER TAX		25-Apr-2017	
	COUNTY:		0.00
	ILLINOIS:		0.00
	TOTAL:		0.00
13-12-313-024-0000 20170401636731 0-260-390-592			

REAL ESTATE TRANSFER TAX		25-Apr-2017	
	CHICAGO:		0.00
	CTA:		0.00
	TOTAL:		0.00
13-12-313-024-0000 20170401636731 1-480-516-032			

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

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STATE OF ILLINOIS)
)SS
COUNTY OF COOK)

I, THE UNDERSIGNED, A NOTARY PUBLIC IN AND FOR SAID COUNTY AND STATE AFORESAID, **DO HEREBY CERTIFY THAT**

WAI CHI W YUEN, A MARRIED PERSON, 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 HE SIGNED, SEALED AND DELIVERED THIS SAID INSTRUMENT AS HIS 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 NOTARIAL SEAL

THIS 13 DAY OF January ~~OCTOBER~~ 2017

Michael Freeman
NOTARY PUBLIC



**AFFIX TRANSFER STAMPS ABOVE
OR**

THIS TRANSACTION IS EXEMPT FROM THE PROVISIONS OF THE REAL ESTATE TRANSFER TAX ACT UNDER PARAGRAPH (e), SECTION 4 OF SAID ACT.

W. Yuen

DATE: 01/13/17

THIS INSTRUMENT WAS PREPARED BY: MICHAEL FREEMAN
P.O. BOX 1183, WHEELING, ILLINOIS.

RETURN TO:
MICHAEL FREEMAN
P.O. BOX 1183
WHEELING, ILLINOIS 60090

SEND SUBSEQUENT TAX BILLS TO:
SOLARIA HOLDINGS, LLC
P.O. BOX 577875,
CHICAGO, IL 60657

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FIDELITY NATIONAL TITLE INSURANCE COMPANY

PHONE:

FAX:

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 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 esate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated 13TH JANUARY, 2017 Signature: *Michael Freeman, agent*
Grantor or Agent

Subscribed and sworn to before me by the
said WAI CHI W YUEN

this 13TH day of JANUARY
2017

Chifun Freeman
Notary Public



The grantee or his 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 esate in Illinois, a partnership authorized to do business or acquire or hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire or hold title to real estate under the laws of the State of Illinois.

Dated JANUARY 13TH, 2017 Signature: *Michael Freeman, agent*
Grantee or Agent

Subscribed and sworn to before me by the
said SOLARIA HOLDINGS LLC - 4820 N ALBANY AVENUE, LLC

this 13TH day of JANUARY
2017

Chifun Freeman
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.]