

# UNOFFICIAL COPY

Doc#: 1713855054 Fee: \$54.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 05/18/2017 09:44 AM Pg: 1 of 4

Dec ID 20170501655575  
ST/CO Stamp 1-971-745-216  
City Stamp 2-014-409-152

QUITCLAIM DEED *1702897ILRW*

**GRANTOR**, THOMAS P. PIAZZA, a single person (herein, "Grantor"), whose address is 2033 N. Honore St., Chicago, IL 60614, for and in consideration of Ten and No/100 Dollars (\$10.00), and for other good and valuable consideration, CONVEYS AND QUITCLAIMS to **GRANTEE**, THOMAS P. PIAZZA, a single person, and KELLY CUNNINGHAM, a single person, as joint tenants with right of survivorship (herein, "Grantee"), whose address is 2033 N. Honore St., Chicago, IL 60614, all of Grantor's interest in and to the following described real estate located in Cook County, Illinois:

SEE EXHIBIT A ATTACHED HERETO.

Property Address: 2033 N. Honore St., Chicago, IL 60614

Permanent Index Number: 14-31-216-016-0000

Subject to general taxes for the year of this deed and all subsequent years; building lines, easements, covenants, conditions, restrictions, and other matters appearing of record, if any.

EXEMPT FROM TRANSFER TAX UNDER 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

To have and to hold said premises forever.

Dated this *8<sup>th</sup>* day of *May*, 20*17*.

**MAIL TO: RAVENSWOOD  
TITLE COMPANY, LLC**  
319 W. ONTARIO ST. #200  
CHICAGO, IL 60654

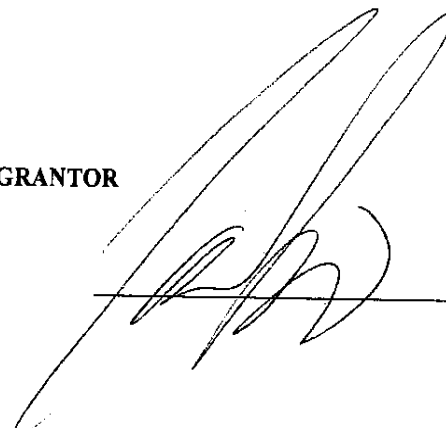
~~When recorded return to:  
THOMAS P. PIAZZA  
KELLY CUNNINGHAM  
2033 N. HONORE ST.  
CHICAGO, IL 60614~~

Send subsequent tax bills to:  
THOMAS P. PIAZZA  
KELLY CUNNINGHAM  
2033 N. HONORE ST.  
CHICAGO, IL 60614

This instrument prepared by:  
LEILA L. HALE, ESQ.  
213 BRENTSHIRE DRIVE  
BRANDON, FL 33511

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GRANTOR



Thomas P. Piazza

STATE OF Illinois  
COUNTY OF Cook

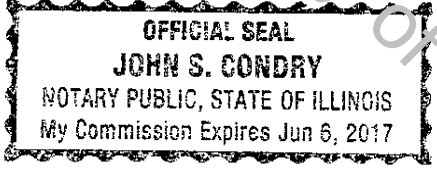
This instrument was acknowledged before me on May 8<sup>th</sup> 2017, by Thomas P. Piazza.

[Affix Notary Seal]

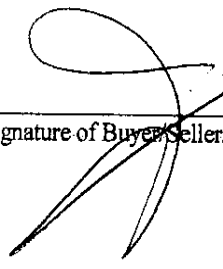
Notary Signature: 

Printed name: John S. Condry

My commission expires: June 6, 2017



EXEMPT FROM REAL ESTATE TRANSFER TAX UNDER THE PROVISIONS OF 35 ILCS 200/31-45(E) - ACTUAL CONSIDERATION LESS THAN \$100

  
\_\_\_\_\_  
Signature of Buyer/Seller/Representative

5/8/17  
Date

Property of Cook County Clerk's Office

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## STATEMENT BY GRANTOR AND GRANTEE

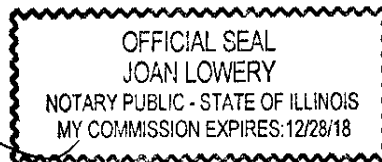
The grantor or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or Foreign corporation authorized to do business or acquire and hold title to 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: 5/9/2017

Signature: [Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said [Signature] this 9 day of May 2017

Notary Public [Signature]



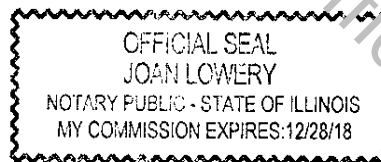
The grantee or his/her agent affirms that, to the best of his/her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or Foreign corporation authorized to do business or acquire and hold title to 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: 5/9/2015

Signature: [Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said [Signature] this 9 day of May 2017

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 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 Act.)

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## EXHIBIT A

[Legal Description]

LOT 65 IN BLOCK 31 IN SHEFFIELD'S ADDITION TO CHICAGO IN SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

This property is NOT the homestead real property of grantor.

*The preparer of this document has been engaged solely for the purpose of preparing this instrument, has prepared the instrument only from the information given and has not been requested to provide, nor has the preparer provided, a title search, an examination of the legal description, an opinion on title or advice on the tax, legal or non-legal consequences that may arise as a result of the conveyance. Further such preparer has not verified the accuracy of the amount of consideration stated to have been paid or upon which any tax may have been calculated nor has the preparer verified the legal existence or authority of any person who may have executed the document. Preparer shall not be liable for any consequences arising from modifications to this document not made or approved by preparer.*