

# UNOFFICIAL COPY

## QUIT CLAIM DEED Statutory (Illinois)



Doc# 1714534056 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/25/2017 11:40 AM PG: 1 OF 3 nly

THE GRANTOR(S) JCA Fund 11, LLC, of Chicago, County of Cook, State of Illinois for the consideration of ONE HUNDRED 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEYS and QUIT CLAIMS to the GRANTEE: JCA Fund 11, LLC Series 17701, an Illinois Limited Liability Company, all interest in the following described Real Estate, the real estate situated in Cook County, Illinois, commonly known as 17701 Winston Drive, Country Club Hills, IL 60478, legally described as:

LOT 41 IN BLOCK 28 IN WINSTON PARK UNIT NUMBER 5, BEING A SUBDIVISION OF PART OF THE NORTHWEST 1/4 AND ALSO THE WEST 1/2 OF THE SOUTHWEST 1/4 OF THE NORTHEAST 1/4 OF SECTION 35, TOWNSHIP 36 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN THE CITY OF COUNTRY CLUB HILLS, COOK COUNTY, ILLINOIS, ACCORDING TO THE PLAT THEREOF RECORDED IN COOK COUNTY RECORDER'S OFFICE AS DOCUMENT 21810812 ON FEBRUARY 17, 1972 AND FILED IN THE OFFICE OF THE REGISTRAR OF TITLES OF COOK COUNTY, ILLINOIS ON JANUARY 26, 1972 AS DOCUMENT 2604946 AND CERTIFICATE OF CORRECTION REGISTERED ON SEPTEMBER 6, 1972 AS DOCUMENT 26464492.

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

Permanent Real Estate Index Number: 28-35-103-071-0000

Address of Real Estate: 17701 Winston Drive, Country Club Hills, IL 60478

DATED this: 12th day of April, 2017

Signature of Grantor(s):

JCA Fund 11, LLC

By: James C. Athanasopoulos  
Authorized Signatory

State of Illinois

County of Cook

ss

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that James C. Athanasopoulos, 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 or he signed, sealed and delivered the said instrument 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 12th day of April, 2017

Commission expires Mar 26, 2019

NOTARY PUBLIC

OFFICIAL SEAL  
YASIR KALIK  
Notary Public - State of Illinois  
My Commission Expires Mar 26, 2019

EXEMPT UNDER PROVISIONS OF PARAGRAPH E, SECTION 31-45, OF THE REAL ESTATE TRANSFER TAX LAW: (35 ILCS 200/31-45)

CCRD REVIEW

**UNOFFICIAL COPY**

**MAIL TO:**

JCA Fund 11, LLC Series 17701  
626 West Randolph Street  
Suite 1  
Chicago, IL 60661

**SEND SUBSEQUENT TAX BILLS TO:**

JCA Fund 11, LLC Series 17701  
626 West Randolph Street  
Suite 1  
Chicago, IL 60661

**COOK COUNTY  
RECORDER OF DEEDS**

**COOK COUNTY  
RECORDER OF DEEDS**

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/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 law of the State of Illinois.

Dated: April 12, 2017

Signature: \_\_\_\_\_

Subscribed to and sworn before me on this 12<sup>th</sup> day of April, 2017

Notary Public

OFFICIAL SEAL  
YASIR MALIK  
Notary Public - State of Illinois  
My Commission Expires Mar 26, 2019

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 law of the State of Illinois.

Dated: April 12, 2017

Signature: \_\_\_\_\_

Subscribed to and sworn before me on this 12<sup>th</sup> day of April, 2017

Notary Public

OFFICIAL SEAL  
YASIR MALIK  
Notary Public - State of Illinois  
My Commission Expires Mar 26, 2019

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 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)