

After Recording Return to:  
Title Source, Inc.  
662 Woodward Avenue  
Detroit, MI 48226

Order Number:  
63089511

Instrument Prepared by:  
Kimberly Vereb, Esq.  
1174 Red Dunes Run  
Avon, IN 46123  
IL Bar ID No. 6244816

Mail Tax Statement To:  
James L. Hammersmith  
Renee J. Hammersmith  
5500 Keeney Street  
Morton Grove, IL 60053-3514

Tax Parcel ID#  
10-21-322-010-0000

① 63089511  
4008181

QUITCLAIM DEED

Tax Exempt under provision of Paragraph E Section 31-45 Property Tax Code, having a consideration less than \$100.00.

By: James L. Hammersmith, date 4-18-2017  
JAMES L. HAMMERSMITH

Dated this 18th day of April, 2017 WITNESSETH, that, JAMES L. HAMMERSMITH and RENEE J. HAMMERSMITH, as Co-Trustees of THE JAMES L. HAMMERSMITH LIVING TRUST, DATED DECEMBER 2, 2002, as to an undivided 1/2 interest, and RENEE J. HAMMERSMITH and JAMES L. HAMMERSMITH as Co-Trustees of THE RENEE J. HAMMERSMITH LIVING TRUST, DATED DECEMBER 2, 2002, as to an undivided 1/2 interest, hereinafter referred to as "GRANTOR," whether one or more, for and in consideration of the sum of TEN (\$10.00) DOLLARS, and other good and valuable considerations in hand paid, the receipt of which is hereby acknowledged, does hereby CONVEY and QUITCLAIM unto JAMES L. HAMMERSMITH and RENEE J. HAMMERSMITH, husband and wife, residing at 5500 Keeney Street, Morton Grove, IL 60053-3514, hereinafter referred to as "GRANTEE," whether one or more, all the rights and title interest in the following described real estate, being situated in Cook County, Illinois, commonly known as 5500 Keeney Street, Morton Grove, IL 60053-3514, and legally described as follows, to wit:

The following described property:

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

Assessor's Parcel No: 10-21-322-010-0000

Record 1st 80705248

When Recorded Return To:  
Indecomm Global Services  
As Recording Agent Only  
1260 Energy Lane  
St. Paul, MN 55108

S 4  
P 5/18/17  
S N  
M N  
SC 4  
E 4  
INT 2



# UNOFFICIAL COPY

## EXHIBIT A

### LEGAL DESCRIPTION

Lot 114 in Oliver Salinger and Company's Second Oakton Street Subdivision of Part of Lot 22 in Owner's Subdivision of the West 1/2 of the Southwest 1/4 of Section 21, Township 41 North, Range 13, East of the Third Principal Meridian, in Cook County, Illinois.

Being the same property conveyed by Deed from JAMES L. HAMMERSMITH and RENEE J. HAMMERSMITH, husband and wife, to JAMES L. HAMMERSMITH and RENEE J. HAMMERSMITH, as Co-Trustees of THE JAMES L. HAMMERSMITH LIVING TRUST, DATED DECEMBER 2, 2002, as to an undivided 1/2 interest, and RENEE J. HAMMERSMITH and JAMES L. HAMMERSMITH as Co-Trustees of THE RENEE J. HAMMERSMITH LIVING TRUST, DATED DECEMBER 2, 2002, dated December 30, 2014, recorded February 2, 2015, in Document No. 1504117034.

Parcel ID: 10-21-322-010-0000

Commonly known as: 5500 Keeney Street, Morton Grove, IL 60053-3514



\*U06294442\*

1632 4/25/2017 80705248/1

# UNOFFICIAL COPY

## 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 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.

Date: 4-18-2017

Signature: James L. Hamersmith, trustee / Arnie Hammerness, trustee  
Grantor or Agent

SUBSCRIBED and SWORN to before me on 4/18, 2017.  
(Impress Seal Here)



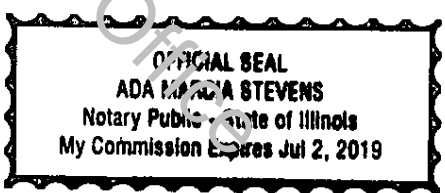
Ada Marcia Stevens  
Notary Public Ada Marcia Stevens

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 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.

Date: 4-18-2017

Signature: James L. Hamersmith / Arnie Hammerness  
Grantee or Agent

SUBSCRIBED and SWORN to before me on 4/18/17.  
(Impress Seal Here)



Ada Marcia Stevens  
Notary Public Ada Marcia Stevens

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 provisions of Section 4 of the Illinois Real Estate Transfer Act.]

# UNOFFICIAL COPY

## AFFIDAVIT – PLAT ACT

### RECORDER OF COOK COUNTY

STATE OF ILLINOIS)

SS

COUNTY OF COOK)

James L. Hammersmith, being duly sworn on oath, states that he resides at 5500 Keeney St, Morton Grove, IL 60053 that the attached deed is not in violation of 765 ILCS 205/1 for one of the following reasons:

1. The sale or exchange is of an entire tract of land not being a part of a larger tract of land
2. The division or subdivision of the land is into parcels or tracts of five acres or more of size, which does not involve any new streets, or easements of access.
3. The division is of lots or blocks of less than one acre in any recorded subdivision, which does not involve any new streets or easements of access.
4. The sale or exchange of land is between owners of adjoining and contiguous land.
5. The conveyance is of parcels of land or interests therein for use as right of way for railroads or other public utility facilities, which does not involve any new streets or easements of access.
6. The conveyance is of land owned by a railroad or other public utility which does not involve any new streets or easements of access.
7. The conveyance is of land for highway or other public purposes or grants or conveyances relating to the dedication of land for public use or instruments relating to the vacation of land impressed with a public use.
8. The conveyance is made to correct descriptions in prior conveyances.
9. The sale or exchange is of parcels or tracts of land following the division into no more than two parts of a particular parcel or tract of land existing on July 17, 1959, and not involving any new streets or easements of access.
10. The sale is of a single lot of less than five acres from a larger tract, the dimensions and configurations of said larger tract having been determined by the dimensions and configurations of said larger tract on October 1, 1973, and no sale prior to this sale, or any lot or lots from said larger tract having taken place since October 1, 1973, and a survey of said single lot having been made by a registered land surveyor.

**CIRCLE THE NUMBER OF ALL APPLICABLE STATEMENTS ABOVE.**

Affiant further states that he makes this affidavit for the purpose of inducing the Recorder of Deeds of Cook County, Illinois, to accept the attached deed for recording, and that all local requirements applicable to the subdivision of land are met by the attached deed and the tract described therein.

James L. Hammersmith, trustee  
James L. Hammersmith, trustee

SUBSCRIBED AND SWORN to before me this 18<sup>th</sup> day of April, 2017.

Ada Marcia Stevens  
Notary Public Ada Marcia Stevens  
My commission expires: 7-2-19

