# **UNOFFICIAL C**

#### **QUIT CLAIM DEED** (ILLINOIS)

THE GRANTOR, "D" BROTHERS INVESTMENTS, INC, a corporation organized and existing under and by virtue of the laws of the State of Illinois, for and in consideration of Ten Dollars & other good and valuable consideration in hand paid, and pursuant to the authority given by the Board of Directors of said



RECORDER'S STAMP

DATE: 06/08/2017 04:00 PM PG: 1 OF 5

corporation, CONVINS and QUIT CLAIMS to M DIFOGGIO INVESTMENTS LLC, an Illinois limited liability company, having its principal office at 3216 South Shields, Chicago, Illinois 60616, all interest in the following described real estate in the County of Cook in the State of Illinois, to wit:

#### SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Numbers:

17-32-402-026-1017 (Unit 306) 17-32-402-026-1063 (P-3)

Address of real estate: 974 W. 35th Place, Unit 306 & P-3, Chicago, Illinois 60609

Subject to covenants, conditions and restrictions of record: public and utility easements, if any; existing leases of record; and general real estate taxes not due and payable.

IN WITNESS WHEREOF, said Grantor has caused its name to be signed by its President, this

23rd day of Mas

"D" BROTHERS INVESTMENTS, INC., an

Illinois corporation

Iario DiFoggio

REAL ESTATE TRANSFER TAX 09-Jun-2017 0.00 CHICAGO: 0.00 CTA: TOTAL 0.00

17-32-402-026-1017 | 20170601663515 | 0-597-852-608

Total does not include any applicable penalty or interest due.

Its: President

This transaction is exempt under the provisions of Paragraph E, Section 4 of the Real

Estate Transfer Tax Act.

			•
REAL ESTATE TRANSFER TAX			09-Jun-2017
		COUNTY:	0.00
	(30%)	ILLI <b>NO</b> IS:	0.00
		TOTAL:	0.00

17-32-402-026-1017 20170601669925 | 0-794-120-640



1715945090 Page: 2 of 5

## **UNOFFICIAL CO**

State of Illinois, ) SS County of Look

> I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that MARIO DiFOGGIO, personally known to me to be the President of "D" BROTHERS INVESTMENTS, INC., and 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 the said instrument as his free and voluntary act, and the free and voluntary act of "D" BROTHERS INVESTMENTS, INC., pursuant to authority, for the uses and purposes therein set forth.

Given under my hand and official seal, this 23rd day of M

GWENDOLYN RODRIGUEZ Official Seal

Commission expires Mul Director

Notary Public - State of Illinois

This instrument was prepared by Mark L. Fvans, Beermann Pritikin Mirabelli Swerdlove LLP, 161 North Clark Street, Suite 2600, Chicago, Illinois 60601.

MAIL TO:

Mark L. Evans Beermann Pritikin Mirabelli Swerdlove LLP 161 N. Clark St., Ste. 2600 Chicago, Illinois 60601

SEND SUBSEQUENT TAX BILLS TO:

M Difoggio Investments LLC 3216 Shields Chicago, Illinois 606016 OFFICE

1715945090 Page: 3 of 5

### **UNOFFICIAL COPY**

#### STATEMENT BY GRANTOR AND GRANTEE

THE GRANTOR, "D" BROTHERS INVESTMENTS, INC., or its Agent affirm that, to the best of its 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:	"D" BROTHERS INVESTMENTS, INC. an Illinois corporation
O/X	Ву:
Subscribed and Sworn to before me by the said	Mario DiFoggio Its: President
Subscribed and Sworn to before me by the said  MAVIO DIF 09910  this 23rd day of NAY, 2017  All And ILL Rodalk.	GWENDOLYN RODRIGUEZ Official Seal Notary Public - State of Illinois
Notary Public	My Commission Expires May 12, 2020

THE GRANTEE, M DIFOGGIO INVESTMENTS, LLC, or its Agent affirm(s) and verifie(s) 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.

Dated: May 23 , 2017

M DIFOGGIO INVESTMENTS LLC, an Illinois limited liability commany

By:

Its: Its: Its: Officer

GWENDOLYN RODRIGUEZ
Official Seal
Notary Public - State of Illinois
My Commission Expires May 12, 2020

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 Tax Act).

### **UNOFFICIAL COPY**

#### LEGAL DESCRIPTION

UNIT 306 & P-3 IN THE MORGAN LOFTS CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOTS 17, 18, 19 AND 20 (EXCEPT THAT PART OF LOT 17 IN BLOCK 3 IN GAGE LEMOYNE HUBBARD AND OTHERS SUBDIVISION DESCRIBED AS FOLLOWS:

STARTING AT THE SOUTHEAST CORNER OF LOT 17 THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 1.07 FEET; THENCE WEST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 1.00 FEET TO A POINT OF BEGINNING. THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS WEST, A DISTANCE OF 20.08 FEET; Γ'ATNCE WEST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 51.21 FEET: THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 20.68 FEET; THENCE EAST 90 DEGREES 00 MINUTES 00 SECONDS 2.66 FEET, THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS 3.00 FEET, THENCE EAST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 9.39 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 3.00 FEET; THENCE EAST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 26.61 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 0.30 FEET; THENCE EAST 90 DEGREES 00 MINUTES 00 SECONDS. A DISTANCE OF 12.47 FEET TO THE POINT OF BEGINNING, LYING ABOVE ELEVATION 12.52 FEET AND BELOW ELEVATION 29.25 FEET, ALSO EXCEPTING THAT PART OF LOT 17 IN BLOCK 3 IN GAGE LEMOYNE HUBBARD AND OTHERS SUBDIVISION DESCRIBED AS FOLLOWS: STARTING AT THE SOUTHWEST CORNER OF LOT 17 THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 0.97 FEET; THENCE FAST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 1.00 FEET TO A POINT OF BEGINNING, THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 14.88 FEET; THENCE EAST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 26.00 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 2.75 FEET; THENCE EAST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 8.50 FEET: THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 8.25 FEFT; THENCE EAST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 34.33 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 8.33 FEET; THENCE WEST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 0.50 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 12.35 FEET; THENCE WEST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 22.30 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 3.10 FEET; THENCE WEST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 9.34 FEET; THENCE SOUTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 3.10 FEET; THENCE WEST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 26.61 FEET; THENCE NORTH 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 0.30 FEET; THENCE WEST 90 DEGREES 00 MINUTES 00 SECONDS, A DISTANCE OF 12.42 FEET TO THE POINT OF BEGINNING LYING ABOVE ELEVATION 12.52 FEET AND LYING BELOW ELEVATION 29.25 FEET, ALL IN THE EAST HALF THE SOUTHEAST QUARTER OF

1715945090 Page: 5 of 5

### **UNOFFICIAL COPY**

SECTION 32, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0701015044; TOGETHER WITH-ITS SUBDIVIDED PERCENTAGE INTEREST IN COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Numbers:

17-32-402-026-1017 (Unit 306)

17-32-402-026-1063 (P-3)

estate: 9.

Observed of County Clarks Office Address of real estate: 974 W. 35th Place, Unit 306 & P-3, Chicago, Illinois 60609