

# UNOFFICIAL COPY

## INDEPENDENT ADMINISTRATOR'S QUIT CLAIM DEED



Doc# 1720719011 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/26/2017 11:09 AM PG: 1 OF 4

THIS INDEPENDENT ADMINISTRATOR'S DEED is executed this 22 day of June, 2017, by Thomas Carter, not individually, but solely as Independent Administrator of the Estate of Zenona Carter, Deceased ("Grantor"), of the City of Chicago, County of Cook, State of Illinois, and Carter Real Estate Holdings, LLC-720 Gordon Terrace Series, an Illinois series limited liability company, whose address is 1800A W. Diversey Parkway, Chicago, IL 60657 ("Grantee"). Grantor, by virtue of the Letters of Office issued to him and in exercise of the powers granted to him in and by the Circuit Court of Cook County, Illinois, County, Probate Division, in the Estate of Zenona Carter, Deceased (Case No. 2017 P 002495), and in consideration of the sum of Ten and No/100 (\$10.00) Dollars and other good and valuable consideration in hand paid by Grantee, the receipt and sufficiency

whereof is hereby acknowledged, does hereby CONVEY AND QUIT CLAIM to the Grantee all of Grantor's interest in all the following-described real estate situated in the County of Cook and State of Illinois, to wit:

Legal description attached hereto and made a part hereof as "Exhibit A"

Permanent Real Estate Index Number: 14-16-303-035-1096

Property Address: 720 Gordon Terrace, Unit 20E, Chicago, IL

Exempt under provisions of Paragraph "E" Section 31-45 Real Estate Transfer Tax Law

Date: June 22 2017

Thomas B Carter  
Thomas Carter, not individually, but solely as  
Independent Administrator of the Estate of Zenona  
Carter, Deceased

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TOGETHER WITH ALL right, title, and interest whatsoever, at law or in equity, of said Zenona Carter, Deceased, in and to the premises.

IN WITNESS WHEREOF, the Independent Administrator aforesaid, has executed this Administrator's Quit Claim Deed as of the day and year first above written.

The Estate of Zenona Carter, Deceased

By: *Thomas Carter*  
Thomas Carter, not individually, but solely as  
Independent Administrator of the Estate of  
Zenona Carter, Deceased

STATE OF ILLINOIS )  
                                  ) ss  
COUNTY OF COOK    )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Thomas Carter, not individually, but solely as Independent Administrator of the Estate of Zenona Carter, Deceased, is 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 Independent Administrator of the Estate of Zenona Carter, Deceased, for the uses and purposes therein set forth.

Given under my hand and official seal, this 27<sup>th</sup> day of July, 2017.

*[Signature]*  
NOTARY PUBLIC

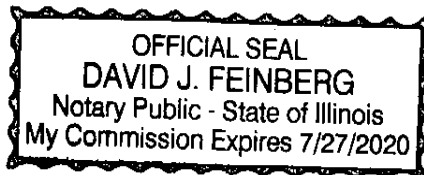
My Commission expires: 7/27/2020

After recording mail to:

David J. Feinberg  
Chuhak & Tecson, P.C.  
30 South Wacker Drive, Suite 2600  
Chicago, Illinois 60606

Mail subsequent tax bills to:

Carter Real Estate Holdings, LLC-  
720 Gordon Series  
1800A W. Diversey Parkway  
Chicago, IL 60614




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## EXHIBIT "A" LEGAL DESCRIPTION

UNIT 20E TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN 720 GORDON TERRACE CONDOMINIUM AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED AS DOCUMENT NUMBER 24491225 AND FILED AS DOCUMENT NUMBER LR3024350, IN THE FRACTIONAL SECTION OF SECTION 16, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Permanent Real Estate Index Number: 14-16-303-035-1096

Property Address: 720 Gordon Terrace, Unit 20E, Chicago, IL

REAL ESTATE TRANSFER TAX		26-Jul-2017
	CHICAGO:	0.00
	CTA:	0.00
	<b>TOTAL:</b>	<b>0.00 *</b>
14-21-111-007-1415   20170701695970   1-088-503-232		
* Total does not include any applicable penalty or interest due		

REAL ESTATE TRANSFER TAX		26-Jul-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	<b>TOTAL:</b>	<b>0.00</b>
14-16-303-035-1096   20170701695901   0-967-327-168		

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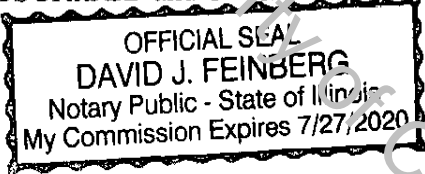
## STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantor shown on the deed or assignment of beneficial interest in a land trust or is either is a natural person, an Illinois partnership, 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 their 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: June 22, 2017.

Thomas B. Carter  
Thomas B. Carter, Independent-Administrator

SUBSCRIBED and SWORN to before me this 22 day of June, 2017.



[Signature]  
NOTARY PUBLIC  
My commission expires: 7/27/2020

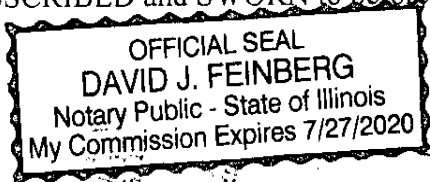
The grantee or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or their 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: June 22, 2017.

CARTER REAL ESTATE HOLDINGS, LLC  
- 720 GORDON TERRACE SERIES, an  
Illinois series limited liability company

By: Thomas B. Carter  
Thomas B. Carter, Manager

SUBSCRIBED and SWORN to before me this 22nd day of June, 2017.



[Signature]  
NOTARY PUBLIC  
My commission expires: 7/27/2020

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 provisions of Section 5 of the Illinois Real Estate Transfer Act.]