

# UNOFFICIAL COPY

## CORRECTIVE QUIT CLAIM DEED



Doc# 1722018102 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 08/08/2017 01:54 PM PG: 1 OF 4

The Grantor, **GROSSINGER MOTORCORP, INC.**, a Delaware corporation, d/b/a Grossinger Properties, Inc., of 6900 McCormick Boulevard, Lincolnwood, Illinois 60712, in consideration of the sum of Ten and No/100 Dollars (\$10.00), and other good and valuable consideration, the receipt of which is hereby acknowledged,

CONVEYS AND QUIT CLAIMS to **GROSSINGER MOTORCORP, INC.**, a Delaware corporation, d/b/a Grossinger Properties, Inc., whose mailing address is 6900 McCormick Boulevard, Lincolnwood, Illinois 60712, all interest in the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit:

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

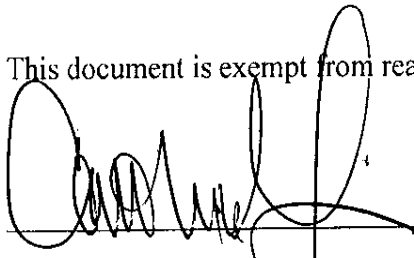
**COMMONLY KNOWN AS:** 4444-56 W. Irving Park Road  
Chicago, Illinois

**PROPERTY INDEX NUMBERS:** 13-15-319-073; 13-15-319-074; 13-15-319-075;  
13-15-319-076; 13-15-319-078

The grantee in the Deed recorded as Document No. 0020461879 was Grossinger Properties, Inc., a Delaware corporation. The grantee should have read Grossinger Motorcorp, Inc., a Delaware Corporation d/b/a Grossinger Properties, Inc., Grossinger Motorcorp, Inc. was unintentionally left off the Deed. This deed is being recorded as a Corrective Quit Claim Deed.

The above-described Real Estate is not Homestead Property.

This document is exempt from real estate transfer taxes under 35 ILCS 200/31-45(D).

  
\_\_\_\_\_  
Buyer, Seller, Representative

7/21/17.  
\_\_\_\_\_  
Date

REAL ESTATE TRANSFER TAX	08-Aug-2017
CHICAGO:	0.00
CTA:	0.00
<b>TOTAL:</b>	<b>0.00 *</b>



REAL ESTATE TRANSFER TAX	08-Aug-2017
COUNTY:	0.00
ILLINOIS:	0.00
<b>TOTAL:</b>	<b>0.00</b>

13-15-319-073-0000 | 20170801603859 | 0-192-586-688



13-15-319-073-0000 | 20170801603859 | 1-910-055-872

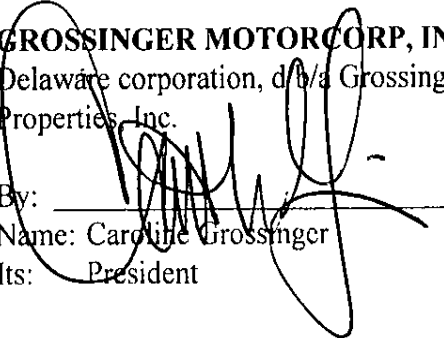
CCRD REVIEW     a    

\*Total does not include any applicable penalty or interest due

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Dated this 21<sup>st</sup> day of July, 2017

**GROSSINGER MOTORCORP, INC.**, a Delaware corporation, d/b/a Grossinger Properties, Inc.


By:   
Name: Caroline Grossinger  
Its: President

STATE OF ILLINOIS     )  
  ) SS.  
COUNTY OF COOK     )

I, the undersigned Notary Public in and for said County and State, do hereby certify that Caroline Grossinger, the President of Grossinger Motorcorp, Inc., a Delaware corporation, d/b/a Grossinger Properties, Inc., personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me and acknowledged that she signed said instrument as her free and voluntary act, for the uses and purposes contained therein.

Witness my hand and seal, this 21 day of July, 2017.



  
\_\_\_\_\_  
Notary Public  
Commission Expires: 12/16/19

This instrument was prepared by and after recording return to:

Kathryn Kovitz Arnold, Esq.  
TAFT STETTINIUS & HOLLISTER LLP  
111 East Wacker Drive, Suite 2800  
Chicago, Illinois 60601

Send Subsequent Tax Bills to:

Grossinger Motorcorp, Inc.  
6900 N. McCormick Blvd.  
Lincolnwood, Illinois 60712

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## EXHIBIT "A"

### LEGAL DESCRIPTION

PARCEL 1: LOTS 96, 97 AND 98 IN BLOCK 1 IN CRANDALL'S BOULEVARD ADDITION BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS

PARCEL 2: THE WEST 10 FEET OF LOT 27 AND ALL OF LOTS 28 IN BLOCK 6 IN BAXTER'S SUBDIVISION OF IRVING PARK, BEING A SUBDIVISION OF 20 ACRES OFF THE EAST END OF THE SOUTH HALF OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 3: LOTS 24, 25, 26 AND 27 (EXCEPT THE WEST 10 FEET OF SAID LOT 27) IN BLOCK 6 IN BAXTER'S SUBDIVISION OF IRVING PARK, BEING A SUBDIVISION OF 20 ACRES OFF THE EAST END OF THE SOUTH HALF OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

AND

PARCEL 4: LOTS 94 AND 95 IN BLOCK 1 IN CRANDALL'S BOULEVARD ADDITION BEING A SUBDIVISION OF THE WEST 1/2 OF THE SOUTHEAST 1/4 OF THE SOUTHWEST 1/4 OF SECTION 15, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

P.I.N.: 13-15-319-073; 13-15-319-074; 13-15-319-075,  
13-15-319-076; 13-15-319-078

Commonly known as: 4444-56 W. Irving Park Road, Chicago, Illinois

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## STATEMENT BY GRANTOR AND GRANTEE

The grantor or its agent affirms that, to the best of their 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: July 21<sup>st</sup>, 2017

Signature: [Handwritten Signature]  
Grantor or Agent

Subscribed and sworn to before me by the said Agent, July this 21<sup>st</sup> day of July, 2017.



[Handwritten Signature]  
Notary Public

The grantee or its 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.

Dated: July 21<sup>st</sup>, 2017

Signature: [Handwritten Signature]  
Grantee or Agent

Subscribed and sworn to before me by the said Agent, this 21<sup>st</sup> day of July, 2017.



[Handwritten Signature]  
Notary Public

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 4 of the Illinois Real Estate Transfer Tax Act.)