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Doc#. 1723357016 Fee: \$52.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 08/21/2017 09:30 AM Pg: 1 of 3

QUIT CLAIM DEED

TENANTS IN COMMON

ILLINOIS

Dec ID 20170701696719
ST/CO Stamp 0-035-836-864
City Stamp 1-961-317-312

Above Space for Recorder's Use Only

THE GRANTOR, 4309-4317 S. Indiana LLC, an Illinois Limited Liability company, City of Chicago, County of Cook, State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid,

CONVEYS and QUIT CLAIMS to Stanislaw Swider and Kanstas Gus Valkanas, each as to an undivided 50% interest as tenants in common, the following described Real Estate situated in the County of Cook, in the State of Illinois to wit: *(See Page 2 for Legal Description)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2016 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number: 20-10-107-023-0000

Address of Real Estate: 4850 S. Michigan Ave., Chicago, IL 60615

The date of this deed of conveyance is June 12, 2017.

Stanislaw Swider

(SEAL) Stanislaw Swider- Managing Member
of 4309-4317 S. Indiana LLC, an Illinois
Limited Liability company

(SEAL)

Kanstas Gus Valkanas

(SEAL) Kanstas Gus Valkanas- Managing
Member of 4309-4317 S. Indiana LLC, an
Illinois Limited Liability company

(SEAL)

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 Stanislaw Swider and Kanstas Gus Valkanas personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.



(Impress Seal Here)

Given under my hand and official seal June 12, 2017

Martha A. Bozic

Notary Public

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LEGAL DESCRIPTION

For the premises commonly known as **4850 S. Michigan Ave., Chicago, IL 60615**
 Permanent Real Estate Index Number: 20-10-107-023-0000

LEGAL DESCRIPTION:

LOTS 11 AND 12 (EXCEPT THE EAST 17 FEET THEREOF TAKEN FOR WIDENING MICHIGAN AVENUE) IN BLOCK 5 IN ANNA PRICE'S SUBDIVISION OF THE NORTHWEST 1/4 OF THE NORTHWEST 1/4 OF SECTION 10, TOWNSHIP 38 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Exempt under provisions of Paragraph E
 Section 31-45, Property Tax Code
6-12-17 Martha Bozic
 Date Buyer, Seller or Representative

This instrument was prepared by:

Martha Bozic
6321 N. Avondale Ave Ste 216
Chicago IL 60631

Send subsequent tax bills to:

Recorder-mail recorded document to:

Martha Bozic
6321 N. Avondale Ave Ste 216
Chicago, IL 60631

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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 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 June 12, 20 17

Signature: Stanislaw Swider
Grantor or Agent

Subscribed and sworn to before me
By the said Stanislaw Swider
This 12th day of June, 20 17
Notary Public Martina A. Bozic



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 title to real estate under the laws of the State of Illinois.

Date June 12, 20 17

Signature: Kansas Gus Valkanas
Grantee or Agent

Subscribed and sworn to before me
By the said Kansas Gus Valkanas
This 12th day of June, 20 17
Notary Public Martina A. Bozic



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.)