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Doc# 1725629019 Fee \$48.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/13/2017 11:31 AM PG: 1 OF 6

Commitment Number: 22643458
Seller's Loan Number: 160265208

This instrument prepared by, Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording Return To: cook
ServiceLink
1355 Cherrington Parkway
Moon Township, PA 15108

Mail Tax Statements To:
Autry L. Phillips
2237 W. Polk Street
Chicago, IL 60612

PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
17-18-316-078-0000 and 17-18-316-084-0000

Exempt: Section: 35 ILCS 200/31-45(e): Deeds or trust documents where the actual consideration is less than \$100

QUITCLAIM DEED

Cora M. Phillips, a single woman, mother of **Autry L. Phillips**, and **Autry L. Phillips**, joined by spouse **Cheryl Phillips**, whose mailing address is **2237 W. Polk Street, Chicago, IL 60612**, hereinafter grantors, for \$0.00 (Zero Dollar and Zero Cents) in consideration paid, grant and quitclaim to **Autry L. Phillips**, a married man, hereinafter grantee, whose tax mailing address is **2237 W. Polk Street, Chicago, IL 60612**, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

The following described property: The West 20.29 feet of the East 42.29 feet of Lots 1 and 2, taken as a tract, in subdivision of Lot 11 of Subblock 3 of T. J. Foster's Subdivision of

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**Lots 3 and 14 and Lot 27 of Campbell's Subdivision of Block 4 of Morris and others subdivision of the West 1/2 of the Southwest 1/4 of Section 18, Township 39 North, Range 14, East of the Third Principal Meridian; together with the West 20.29 feet of the East 42.29 feet of Lot 28 in aforementioned Campbell's Subdivision, in Cook County, Illinois. Assessor's Parcel No: 17-18-316-078-0000 and 17-18-316-084-0000
Property Address is: 2237 W. Polk Street, Chicago, Il 60612**

Prior instrument reference: 0321131173

Seller makes no representations or warranties, of any kind or nature whatsoever, other than those set out above, whether expressed, implied, implied by law, or otherwise, concerning the condition of the title of the property prior to the date the seller acquired title.

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations, Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

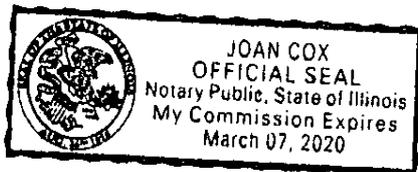
TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title interest, lien equity and claim whatsoever of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantee forever.

Executed by the undersigned on Aug. 16, 2017:

Cora M Phillips
Cora M. Phillips
STATE OF Illinois
COUNTY OF COOK

The foregoing instrument was acknowledged before me on Aug. 16, 2017 by **Cora M. Phillips** who is personally known to me or has produced IL State I.D as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Joan Cox
Notary Public JOAN COX



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Autry L. Phillips

Autry L. Phillips
STATE OF Illinois
COUNTY OF COOK

The foregoing instrument was acknowledged before me on Aug. 16, 2017 by **Autry L. Phillips** who is personally known to me or has produced DRIVER'S LICENSE as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Joan Cox
Notary Public JOAN COX



REAL ESTATE TRANSFER TAX		13-Sep-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-18-316-078-0000 | 20170901621787 | 0-396-188-608

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

REAL ESTATE TRANSFER TAX		13-Sep-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-18-316-078-0000 | 20170901621787 | 0-147-221-440

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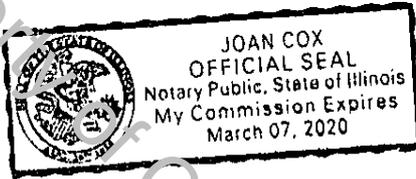
Cheryl Phillips

Cheryl Phillips

STATE OF Illinois
COUNTY OF COOK

The foregoing instrument was acknowledged before me on Aug. 16, 2017 by **Cheryl Phillips** who is personally known to me or has produced Driver's license as identification, and furthermore, the aforementioned person has acknowledged that his/her signature was his/her free and voluntary act for the purposes set forth in this instrument.

Joan Cox
Notary Public JOAN COX



Properly Cook County Clerk's Office

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MUNICIPAL TRANSFER STAMP
(If Required)

COUNTY/ILLINOIS TRANSFER STAMP
(If Required)

EXEMPT under provisions of Paragraph e Section 31-45, Property Tax Code.

Date: 8-16-17



Buyer, Seller or Representative

Property of Cook County Clerk's Office

COOK COUNTY
RECORDER OF DEEDS

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STATEMENT BY GRANTOR AND GRANTEE

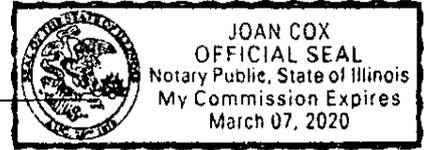
The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in land trust is either a natural person, and Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate 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 Aug 16, 2017

~~Autry L Phillips~~, Cora M Phillips, Cheryl Phillips
Signature of Grantor or Agent

Subscribed and sworn to before
Me by the said Cora M Phillips, Autry L Phillips, Cheryl Phillips
this 16 day of August,
2017.

NOTARY PUBLIC Joan Cox
JOAN COX



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 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 Aug 16, 2017

Autry L Phillips
Signature of Grantee or Agent

Subscribed and sworn to before
Me by the said Autry L Phillips
This 16 day of Aug.,
2017.

NOTARY PUBLIC Joan Cox
JOAN COX



NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)