


# UNOFFICIAL COPY

## SPECIAL WARRANTY DEED

(Illinois)

The Grantors, Dan B. Clutch, Jr., owner of a one third (1/3<sup>rd</sup>) interest, and Myong H. Clutch, owner of a one third (1/3<sup>rd</sup>) interest, both of 8 Stanley Ln., Silver Spring, MD 20904 for and in consideration of Ten and 00/100 Dollars (\$10.00), in hand paid, CONVEY and GRANT to: Dan Cho Clutch, as trustee of the Dan Cho Clutch Trust Dated March 19, 2014, of 920 W. Wolfram St., Apt. #4, Chicago, IL 60657 the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:



\*1729006073D\*

Doc# 1729006073 Fee \$44.00

SHSP FEE: \$9.00 RPRF FEE: \$1.00

AFFIDAVIT FEE: \$2.00

MAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/17/2017 04:27 PM PG: 1 OF 4

[see **Exhibit A** attached hereto and a part hereof for legal description]

**Subject to:** All taxes, assessments, easements, rights-of way, restrictions, conditions, covenants, encumbrances and easements whether of record, apparent, implied or created as a matter of law.

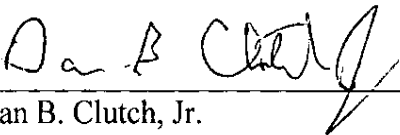
AND GRANTOR WARRANTS that it has not done or suffered to be done anything to affect title to the property during Grantor's ownership thereof or in any manner encumbered the property except as expressly set forth in this deed and further covenants and warrants that it will defend the property against all acts of Grantor and of persons asserting claims through Grantor contrary to the foregoing limited and special warranty. ALL OTHER WARRANTIES, EXPRESS OR IMPLIED, ARE HEREBY EXPRESSLY DISCLAIMED.

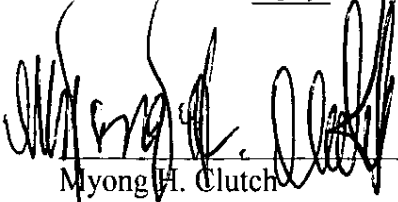
Permanent Index Number(s) (PIN): 17-06-217-033-0000

Address(es) or Real Estate: 1337 North Wolcott Avenue, Chicago, IL 60622

2017


DATED this 19 Day of September

  
Dan B. Clutch, Jr.

  
Myong H. Clutch

State of Maryland )  
County of Montgomery )

ss.

REAL ESTATE TRANSFER TAX		18-Oct-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-06-217-033-0000 | 20171001639480 | 1-294-774-208

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

JP

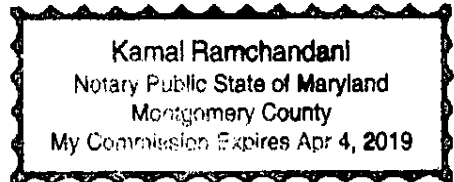
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I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Dan B. Clutch, Jr. and Myong H. Clutch, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, 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.

Given under my hand and official seal, this 29th day of September, 2017

Kamal Ramchandani  
Notary Public

Commission expires: 04/04/2019



**EXHIBIT A**  
**Legal Description**

**THAT PART OF LOTS 22 AND 23, TAKEN AS A TRACT, DESCRIBED AS FOLLOWS:**

**COMMENCING AT THE MOST WESTERLY CORNER OF LOT 22; THENCE SOUTHEASTERLY PARALLEL WITH THE SOUTHWESTERLY LINE OF TRACT, 44.0 FEET; THENCE NORTHEASTERLY PARALLEL WITH THE NORTHWESTERLY LINE OF SAID TRACT, 2.56 FEET; THENCE SOUTHEASTERLY PARALLEL WITH THE SOUTHWESTERLY LINE OF SAID TRACT, 34.50 FEET; THEN NORTHEASTERLY PARALLEL WITH THE NORTHWESTERLY LINE OF SAID TRACT, 22.39 FEET MORE OR LESS TO A POINT ON THE NORTHEASTERLY LINE OF SAID TRACT; THENCE NORTHWESTERLY 78.50 FEET TO THE MOST NORTHERLY CORNER OF SAID TRACT; THENCE SOUTHWESTERLY 24.94 FEET MORE OR LESS TO THE POINT OF BEGINNING, IN BLOCK 2 IN PICKETT'S ADDITION TO CHICAGO, IN SECTION 6, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

Permanent Index Number (PIN): 17-06-217-033-0000

This Deed is exempt under the provisions of 35 ILCS 200/31-45(e)

[Signature]  
Attorney for Grantor

Dated: 9/29/17

REAL ESTATE TRANSFER TAX		18-Oct-2017
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00
17-06-217-033-0000   20171001639480   1-282-203-584		

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**Mail to:**

Alexander R. Domanskis  
Boodell & Domanskis, LLC  
1 North Franklin Street, #1200  
Chicago, Illinois 60606

**Send subsequent tax bills to:**

Dan C. Clutch  
920 W. Wolfram St., Apt. #4  
Chicago, IL 60657

Property of Cook County Clerk's Office  
COOK COUNTY  
RECORDER OF DEEDS

COOK COUNTY  
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## STATEMENT BY GRANTOR AND GRANTEE

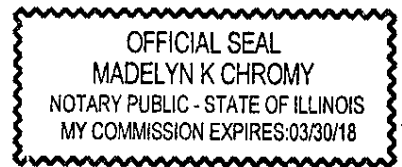
The GRANTOR or his/her agent affirms that, to the best of his/her knowledge, the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to 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.

*ce ml*

\_\_\_\_\_  
Alexander R. Domanskis, Agent

Dated

Subscribed and sworn to before me  
by the said Alexander R. Domanskis,  
this 29<sup>th</sup> day of September, 2017.



Notary Public: Madelyn K. Chromy

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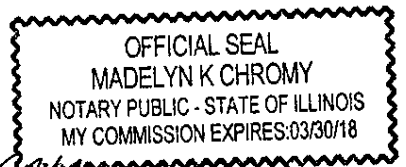
The GRANTEE or his/her agent affirms and verifies that the name of the GRANTEE shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

*ce ml*

\_\_\_\_\_  
Alexander R. Domanskis, Agent

Dated

Subscribed and sworn to before me  
by the said Alexander R. Domanskis,  
this 29<sup>th</sup> day of September, 2017.



Notary Public: Madelyn K. Chromy

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 a Class A misdemeanor for subsequent offenses.

[Attach to Deed or ABI to be recorded in Cook County, if exempt under the provisions of Section 4 of Illinois Real Estate Transfer Tax Act.]