

UNOFFICIAL COPY

QUIT CLAIM DEED



AFTER RECORDING MAIL TO:
Bradford Miller Law, P.C.
10 S. LaSalle, Suite 2920
Chicago, IL 60603

Doc# 1729929070 Fee \$46.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 10/26/2017 12:54 PM PG: 1 OF 4

NAME AND ADDRESS OF
TAX PAYER:
Fitch Property Group LLC
2805 W. Lunt Street
Chicago, IL 60645

THE GRANTOR, **Jeremy Kroll**, also known as **Jeremy E. Kroll**, a single man, for and in consideration of Ten Dollars and other good and valuable consideration in hand paid, CONVEYS AND QUIT CLAIMS to:

Fitch Property Group LLC, an Illinois limited liability company

all of their interest in the following described real estate situated in the County of Cook, State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

Permanent Real Estate Index Number(s): 13-29-425-038-0000, 13-28-429-021-0000

Address(es) of Real Estate: 5938 W. Fullerton, Chicago, IL 60639 and 5056 W. Fullerton, Chicago, IL 60639

Dated this 17 day of Oct, 2017

Jeremy Kroll

REAL ESTATE TRANSFER TAX		26-Oct-2017
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00

13-29-425-038-0000 | 20171001644209 | 1-492-499-392

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

REAL ESTATE TRANSFER TAX		26-Oct-2017
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

13-29-425-038-0000 | 20171001644209 | 0-687-914-944

Y
S
P
S
S
SC
INT

10/11
KMM
A00123689

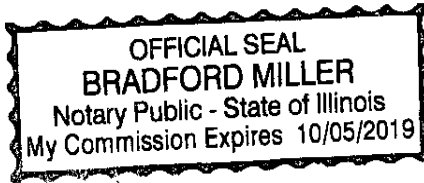
UNOFFICIAL COPY

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Jeremy Kroll** personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth, including any release and waiver of the right of homestead.

Given under my hand and notarial seal, this 17 day October, 2017

Bradford Miller
Notary Public



Exempt under Provisions of Paragraph E Section 4, Real Estate Transfer Act

Dated this 17 day of Oct, 2017

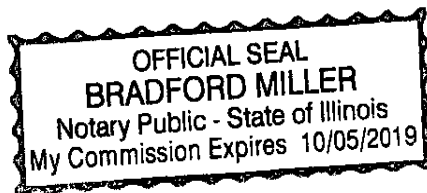
Jeremy Kroll
Jeremy Kroll

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Jeremy Kroll** personally known to me to be the same person(s) whose names are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth, including any release and waiver of the right of homestead.

Given under my hand and notarial seal, this 17 day October, 2017

Bradford Miller
Notary Public



UNOFFICIAL COPY

STATEMENT BY GRANTORS AND GRANTEE

The Grantor(s) or their Agent affirms that, to the best of 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.

Dated: 10/17, 2017

[Signature]
Jeremy Kröll

Subscribed and sworn to before me
this 17 day of Oct, 2017

[Signature]
Notary Public



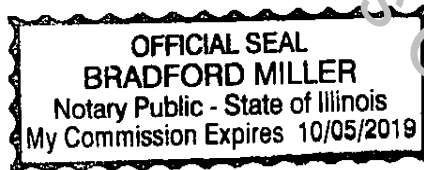
The Grantee(s) or their Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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: 10/17, 2017

[Signature]
Jeremy Kröll, as sole member of Fisch Property Group LLC

Subscribed and sworn to before me
this 17 day of Oct, 2017

[Signature]
Notary Public



UNOFFICIAL COPY

LEGAL DESCRIPTIONS

LOT 21 AND THE WEST 7 FEET OF LOT 20 IN BLOCK 5 IN BOOTH'S SUBDIVISION OF THE SOUTH 33 1/3 ACRES OF THE WEST 1/2 OF SOUTHEAST 1/4 OF SECTION 29, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THRID PRINCIPAL MERIDIAN (EXCEPT THE SOUTH 17 FEET THEREOF TAKEN FOR STREET), IN COOK COUNTY, ILLINOIS.

PIN – 13-29-425-038-0000

Address: 5938 W Fullerton Ave, Chicago, IL 60639

LOT 22 IN BLOCK 1 IN THOMAS A. HULBERT'S SUBDIVISION OF THE NORTH 141 FEET OF THE SOUTH 191 FEET OF THE WEST HALF OF THE SOUTHEAST QUARTER OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PIN – 13-28-429-021-0000

Address: 5056 W. Fullerton Ave, Chicago, IL 60639

Property of Cook County Clerk's Office