

UNOFFICIAL COPY

Doc#: 1730701019 Fee: \$56.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 11/03/2017 09:23 AM Pg: 1 of 5

Prepared By

Name: Terri L. Rudd, Esq.
Address: 2148 Clover Rd.
Northbrook
State: Illinois Zip Code: 60062

Dec ID 20171001637728
ST/CO Stamp 0-055-230-496
City Stamp 0-349-978-656

After Recording Return To

Name: Terri L. Rudd, Esq.
Address: 2148 Clover Rd.
Northbrook
State: Illinois Zip Code: 60062

8935820 Lw 10-3

Space Above This Line for Recorder's Use

ILLINOIS QUIT CLAIM DEED

STATE OF ILLINOIS

Cook COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of Ten and 00/100 Dollars (\$10.00) in hand paid to Darrell J. Rudd, a married man, residing at 6708 N. Kilpatrick Ave., County of Cook, City of Lincolnwood, State of Illinois (hereinafter known as the "Grantor(s)") hereby quitclaims to 4600 S. Kolin, LLC, a Illinois Limited Liability Company, residing at 4600 S. Kolin Ave., County of Cook, City of Chicago, State of Illinois (hereinafter known as the "Grantee(s)") all the rights, title, interest, and claim in or to the following described real estate, situated in Cook County, Illinois to-wit:

See Legal Description attached as Exhibit "A"

PIN nos. 19-03-400-157-0000 and 19-03-400-070-0000

Property address: 4600 S. Kolin Ave., Chicago, Illinois 60632

[INSERT LEGAL DESCRIPTION HERE OR ATTACH AND INSERT]

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 for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.

UNOFFICIAL COPY

Darrell J. Rudd
 Grantor's Signature
 Darrell J. Rudd
 Grantor's Name
 6709 N. Kilpatrick Ave.
 Address
 Lincolnwood, Illinois 60712
 City, State & Zip

 Grantor's Signature

 Grantor's Name

 Address

 City, State & Zip

STATE OF ILLINOIS
 COUNTY OF Cook

I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Darrell J. Rudd whose names are signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, they, executed the same voluntarily on the day the same bears date.

Given under my hand this 7th day of October, 2017.

Anita Elaine Xenos
 Notary Public



My Commission Expires: 04/14/2020

Exempt under provisions of Paragraph E, Section 4, Real Estate Transfer Tax Act.

Exempt under provisions of paragraph E, Section 080 of the Chicago Real Property Transfer Tax Ordinance. (§ 3-83-060)

10/7/17
 Date
[Signature]
 Representative

Date: 10/7/17 Buyer/Seller Representative *[Signature]*

This is not homestead property

UNOFFICIAL COPY**STREET ADDRESS: 4600 S KOLIN****CITY: CHICAGO****COUNTY: COOK****LEGAL DESCRIPTION:****PARCEL 1:**

THAT PART OF LOT "B" IN THE CIRCUIT COURT PARTITION OF THE SOUTH 1/2 AND THAT PART OF THE NORTHWEST 1/4 LYING SOUTH OF THE ILLINOIS AND MICHIGAN CANAL RESERVE OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 13, ACCORDING TO THE PLAT THEREOF RECORDED IN THE OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS ON APRIL 29, 1897 IN BOOK 67 OF PLATS PAGE 44 AS DOCUMENT NUMBER 2530529, BOUNDED AND DESCRIBED AS FOLLOWS:: BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF WEST 46TH STREET (A PRIVATE STREET) SAID SOUTH LINE OF WEST 46TH STREET BEING 2032.32 FEET SOUTH OF AND PARALLEL TO THE EAST AND WEST CENTER LINE OF SAID SECTION 3) AND THE WEST LINE OF SOUTH KOLIN AVENUE (A PRIVATE STREET) SAID WEST LINE OF SOUTH KOLIN AVENUE BEING 236.93 FEET EAST OF AND PARALLEL TO THE NORTH AND SOUTH CENTER LINE OF SECTION 3, THENCE SOUTH ALONG SAID WEST LINE OF SOUTH KOLIN AVENUE TO A POINT 371.55 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 3, THENCE SOUTHWESTERLY ALONG A STRAIGHT LINE TO ITS INTERSECTION WITH A LINE 358.55 FEET NORTH OF AND PARALLEL TO SOUTH LINE OF SECTION 3, SAID POINT OF INTERSECTION BEING 116.93 FEET EAST OF SAID NORTH AND SOUTH CENTER LINE OF SECTION 3, THENCE WEST ALONG SAID LAST DESCRIBED PARALLEL LINE TO A POINT 250.07 FEET WEST OF SAID NORTH AND SOUTH CENTER LOT OF SECTION 3, THENCE NORTHEASTERLY ALONG A STRAIGHT LINE TO A POINT IN A LINE 120.07 FEET WEST OF AND PARALLEL TO SAID NORTH AND SOUTH CENTER LINE OF SECTION 3 SAID POINT BEING 377.55 FEET NORTH OF SAID SOUTH LINE OF SECTION 3, THENCE NORTH ALONG SAID LAST DESCRIBED PARALLEL LINE TO ITS INTERSECTION WITH AFORESAID SOUTH LINE OF WEST 46TH STREET, THENCE EAST ALONG SAID SOUTH LINE OF WEST 46TH STREET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

PARCEL 2:

THAT PART OF LOT "B" IN THE CIRCUIT COURT PARTITION AFORESAID DESCRIBED AS FOLLOWS:: BEGINNING AT THE INTERSECTION OF THE SOUTH LINE OF WEST 46TH STREET (A PRIVATE STREET) (SAID SOUTH LINE OF WEST 46TH STREET BEING 2032.32 FEET SOUTH OF AND PARALLEL TO THE EAST AND WEST CENTER LOT OF SAID SECTION 3) AND A LINE PARALLEL TO AND 120.07 FEET WEST OF THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 3, SAID PARALLEL LINE BEING THE WESTERLY BOUNDARY LINE OF THE PREMISES CONVEYED BY THE FIRST NATL BANK OF CHICAGO TO THE TRUSTEES OF THE CENTRAL MANUFACTURING DISTANCE BY DEED DATED JUNE 8, 1948 AND RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS ON JUNE 16, 1948 IN BOOK 43361 AT PAGE 238 AS DOCUMENT NUMBER 14338371, THENCE WEST ALONG SAID SOUTH LINE OF WEST 46TH STREET EXTENDED WEST TO ITS INTERSECTION WITH A LINE PARALLEL TO AND 180.07 FEET WEST OF SAID NORTH AND SOUTH CENTER LINE OF SECTION 3, THENCE SOUTH ALONG THE LAST DESCRIBED PARALLEL LINE TO ITS INTERSECTION WITH A STRAIGHT LINE WHICH EXTENDS FROM A POINT IN A LINE PARALLEL TO AND 358.55 FEET NORTH OF THE SOUTH LINE OF SAID SECTION 3, SAID POINT BEING 250.07 FEET WEST OF SAID NORTH AND SOUTH CENTER LINE OF SECTION 3, TO POINT IN A LINE PARALLEL TO AND 120.07 FEET WEST OF SAID NORTH AND SOUTH CENTER LINE OF SECTION 3, SAID POINT BEING 377.55 FEET NORTH OF SOUTH LINE OF SECTION 3, THENCE NORTHEASTERLY ALONG THE LAST DESCRIBED STRAIGHT LINE TO ITS INTERSECTION WITH SAID LINE WHICH IS PARALLEL TO AND 120.07 FEET WEST OF SAID NORTH AND SOUTH CENTER LINE OF SECTION 3, THENCE NORTH ALONG LAST MENTIONED PARALLEL LINE TO THE POINT OF BEGINNING, THE 2 LAST MENTIONED COURSE BEING THE NORTHWESTERLY AND WESTERLY BOUNDARY LINES OF THE PREMISES CONVEYED BY THE FIRST NATL BANK OF CHICAGO TO THE TRUSTEES OF THE CENTRAL MANUFACTURING DISTANCE BY AFOREMENTIONED DEED DATED JUNE 8, 1948 AS DOCUMENT NUMBER 14338371, IN COOK COUNTY, ILLINOIS

PARCEL 3:

THAT PART OF LOT "B" IN THE CIRCUIT COURT PARTITION OF THE SOUTH 1/2 AND THAT PART OF THE NORTHWEST 1/4 LYING SOUTH OF THE ILLINOIS AND MICHIGAN CANAL RESERVE OF SECTION 3, TOWNSHIP 38 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED IN OFFICE OF THE RECORDER OF COOK COUNTY, ILLINOIS IN BOOK 67 OF PLATS PAGE 44 IN APRIL 29, 1897 AS DOCUMENT NUMBER 2530529 BOUNDED AND DESCRIBED AS FOLLOWS:: BEGINNING AT THE INTERSECTION OF

UNOFFICIAL COPY

THE SOUTH LINE OF WEST 46TH STREET (A PRIVATE STREET) SAID SOUTH LINE BEING 2032.32 FEET SOUTH OF AND PARALLEL TO THE EAST AND WEST CENTER LINE OF SAID SECTION 3 AND A LINE PARALLEL TO AND 180.07 FEET WEST OF THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 3 SAID PARALLEL LINE BEING THE WESTERLY BOUNDARY LINE OF THE PREMISES CONVEYED BY THE FIRST NATL BANK OF CHICAGO TO THE TRUSTEE OF THE CENTRAL MANUFACTURING DISTANCE BY DEED DATED OCTOBER 6, 1952 AND RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS ON DECEMBER 18, 1952 IN BOOK 48733 AT PAGE 522 AS DOCUMENT NUMBER 15509341) THENCE SOUTH ALONG LAST DESCRIBED PARALLEL LINE TO ITS INTERSECTION WITH A STRAIGHT LINE WHICH EXTENDS FROM A POINT IN A LINE PARALLEL TO AND 358.55 FEET NORTH OF THE SOUTH LOT OF SAID SECTION 3 SAID POINT BEING 250.07 FEET WEST OF SAID NORTH AND SOUTH CENTER LINE OF SECTION 3, TO POINT IN A LINE PARALLEL TO AND 120.07 FEET WEST OF SAID NORTH AND SOUTH CENTER LINE OF SECTION 3, SAID POINT BEING 377.55 FEET NORTH OF SAID SOUTH LINE OF SEC3, SAID STRAIGHT LINE BEING THE NORTHWESTERLY BOUNDARY LINE OF THE PREMISES CONVEYED BY THE FIRST NATL BANK OF CHICAGO TO THE TRUSTEES OF THE CENTRAL MANUFACTURING DISTANCE BY DEED DATED JUNE 8, 1948 AND RECORDED IN THE RECORDER'S OFFICE OF COOK COUNTY, ILLINOIS ON JUNE 16, 1948 IN BOOK 433161 AT PAGE 238 AS DOCUMENT NUMBER 14338371, THENCE SOUTHWESTERLY ALONG THE LAST DESCRIBED STRAIGHT LINE TO ITS INTERSECTION WITH A LINE WHICH IS PARALLEL TO AND 250.07 FEET WEST OF SAID NORTH AND SOUTH CENTER LINE OF SECTION 3, THENCE NORTH ALONG THE LAST DESCRIBED PARALLEL LINE TO THE SAID SOUTH LINE OF WEST 46TH STREET, THENCE EAST ALONG SAID SOUTH LINE OF WEST 46TH STREET TO THE POINT OF BEGINNING, IN COOK COUNTY, ILLINOIS

ALSO

THE DESCRIPTIONS HEREIN ARE BASED ON THE FOLLOWING DEFINITIONS THE NORTH AND SOUTH CENTER LINE OF SAID SECTION 3 IS HEREIN DEFINED AS A STRAIGHT LINE DRAWN FROM A POINT ON THE NORTH OF SAID SECTION, MEASURED 2648.14 FEET WEST FROM THE NECOR OF SAID SECTION AND MEASURED 2642.84 FEET EAST FROM THE NORTHWEST CORNER OF SAID SECTION 3 TO A POINT ON THE SOUTH LINE OF SAID SECTION 3 MEASURED 26669.37 FEET WEST FROM THE SOUTHEAST CORNER OF SAID SECTION 3 AND MEASURED 2668.04 FEET EAST FROM THE SOUTHWEST CORNER OF SAID SECTION 3, IN COOK COUNTY, ILLINOIS

ALSO THE EAST AND WEST CENTER LINE OF SAID SECTION 3 IS HEREIN DEFINED AS A STRAIGHT LINE DRAWN FROM A POINT ON THE EAST LINE OF SECTION 3, MEASURED 2597.19 FEET SOUTH FROM THE NORTHEAST CORNER OF SAID SECTION 3 AND MEASURED 2669.34 FEET NORTH FROM THE SOUTHEAST CORNER OF SAID SECTION 3, TO A POINT IN THE WEST LINE OF SAID SECTION 3 MEASURED 2598.77 FEET SOUTH FROM THE NORTHWEST CORNER OF SAID SECTION 3 AND MEASURED 2661.19 FEET NORTH FROM THE SOUTHWEST CORNER OF SAID SECTION 3, ALL IN COOK COUNTY, ILLINOIS

PIN NOS.: 19-03-400-157-0000 and
19-03-400-070-0000

-20A2

UNOFFICIAL COPY

GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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 another 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 | 7 | 2017

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

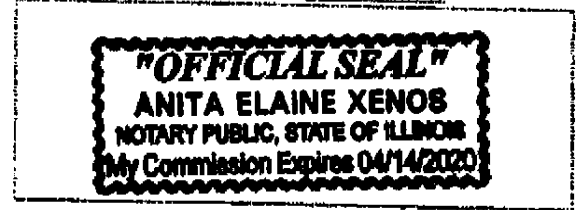
Anita Elaine Xenos

By the said (Name of Grantor): Daniell J. Rudd

AFFIX NOTARY STAMP BELOW

On this date of: OCT | 07 | 2017

NOTARY SIGNATURE: [Signature]



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (ABI) 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 | 7 | 2017

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

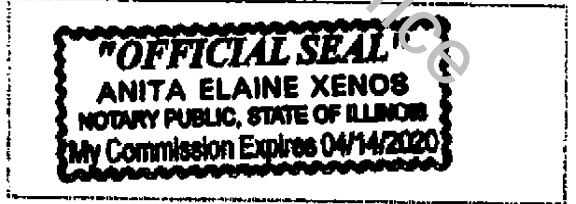
Anita Elaine Xenos

By the said (Name of Grantee): DANIELL J. RUDD

AFFIX NOTARY STAMP BELOW

On this date of: OCT | 07 | 2017

NOTARY SIGNATURE: [Signature]



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the **Illinois Real Estate Transfer Act**: (35 ILCS 200/Art. 31)