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Doc# 1731829081 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 11/14/2017 03:34 PM PG: 1 OF 3

**QUIT CLAIM DEED**

Cnt # 17-0309

On this 10th day of November, 2017, **CHICAGO MUTUAL REAL ESTATE GROUP INC**, an Illinois Corporation, (the "GRANTOR") for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable consideration in hand paid, receipt of which is hereby acknowledged, REMISES, RELEASES, CONVEYS AND QUITCLAIMS to **CMREG, LLC, an Illinois Limited Liability Company**, ("GRANTEE"), all the right, title, interest, claim and demand which the said GRANTOR has in and to the following described real estate situated in the county of Cook and the state of Illinois, to wit:

LOT 43 IN BLOCK 21 IN GRAND AVENUE ESTATES, A SUBDIVISION OF THAT PART SOUTH OF WEST GRAND AVENUE OF THE NORTH 3/4 OF THE WEST 1/2 OF THE NORTHWEST 1/4 OF SECTION 32, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, AND THE NORTH 33 FEET OF THE SOUTH 1/4 OF SAID WEST 1/2 OF THE NORTHWEST 1/4 IN COOK COUNTY, ILLINOIS.

**Address of Real Estate:** 2153 NORTH MULLIGAN AVENUE, CHICAGO, ILLINOIS 60639

**Permanent Real Estate Index Number:** 13-32-117-006-0000

**SUBJECT TO THE FOLLWING, IF ANY:** Covenants, conditions, and restrictions of record; public and utility easements; acts done by or suffered through Buyer; and general real estate taxes not yet due and payable at the time of Closing.

**To Have and to Hold** the same together with each and all of the appurtenances thereunto belonging or appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever of grantor, either in law or equity, to the only proper use and benefit of grantee forever. The subject property is an investment property. Hereby releasing and waiving all rights under and by virtue of the homestead laws of the state of Illinois.

**"EXEMPT" under provisions of Paragraph (E),  
Section 4, Real Estate Transfer Tax Act.**

  
\_\_\_\_\_  
Date Buyer, Seller or Representative

Bm

REAL ESTATE TRANSFER TAX

15-Nov-2017

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CHICAGO:	0.00
CTA:	0.00
<b>TOTAL:</b>	<b>0.00 *</b>

13-32-117-006-0000 | 20171101652241 | 0-065-416-128

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

In Witness Whereof, GRANTOR has signed and sealed these presents on the date above written.

CHICAGO MUTUAL REAL ESTATE GROUP INC.

By: *Russell J. Walker*  
 Russell J. Walker, its President

Prepared by:

Lisa V. Rogers  
 Attorney at Law  
 36 W. Randolph #800  
 Chicago, IL 60601

Tax Bills to be sent to &  
 After Recording Return to:

CMREG, LLC  
 3411 N. Tripp Ave.  
 Chicago, IL. 60641

STATE OF Illinois )  
 ) SS:  
 COUNTY OF Cook )

REAL ESTATE TRANSFER TAX

15-Nov-2017



COUNTY:	0.00
ILLINOIS:	0.00
<b>TOTAL:</b>	<b>0.00</b>

13-32-117-006-0000 | 20171101652241 | 1-068-018-624

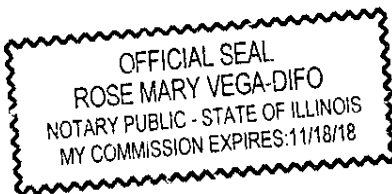
Before me, a Notary Public in and for said County and State, personally appeared that Russell J. Walker, President of Chicago Mutual Real Estate Group Inc., who acknowledged execution of the foregoing deed for and on behalf of said Grantor, and who, having been duly sworn, stated that the representations therein contained are true.

Witness my hand and Notarial Seal this 10<sup>TH</sup> day of November, 2017.

*Rose Mary Vega-Difo*  
 Notary Public

My Commission Expires:

11/18/18



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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 10<sup>TH</sup> of November, 2017

Signature: *R. J. Vega*  
**Grantor or Agent**

Subscribed and sworn to before me  
By the said Grantor  
This 10<sup>TH</sup> day of November, 2017  
Notary Public *[Signature]*



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 10<sup>TH</sup> of November, 2017

Signature: *R. J. Vega*  
**Grantee or Agent**

Subscribed and sworn to before me  
By the said Grantee  
This 10<sup>TH</sup> day of November, 2017  
Notary Public *[Signature]*



**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.)