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Prepared by:

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22 W. Washington, Suite 1500
Chicago, Illinois 60602



Doc# 1801222023 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 01/12/2018 10:24 AM PG: 1 OF 3

After recording mail to:

Cambi L. Cann, Esq.
Law Offices of Cambi L. Cann, P.C.
22 W. Washington, Suite 1500
Chicago, Illinois 60602

Send future tax bills to:

2442-46 W Polk LLC
c/o Senan Nugent
10125 S. 87th Avenue
Palos Hills, Illinois 60465

(Above space for Recorder's use only)

Old Republic Title
9601 Southwest Highway
Oak Lawn, IL 60453

17861438/11

QUIT CLAIM DEED

THE GRANTOR, SENAN NUGENT AND PATRICIA NUGENT, husband and wife, as joint tenants, having an address of 10125 S. 87th Avenue, Palos Hills, Illinois 60465, for and in consideration of TEN & NO/100 DOLLARS (\$10.00) and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to 2442-46 W. POLK LLC, an Illinois limited liability company, having an address of 22 W. Washington, Suite 1500, Chicago, Illinois 60602, in fee simple forever, all of its right, title and interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

PARCEL 1:

LOT 45 IN S.W. RAWSON'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2:

LOTS 43 AND 44 IN S.W. RAWSON'S SUBDIVISION OF THE SOUTHEAST 1/4 OF THE NORTHEAST 1/4 OF THE SOUTHEAST 1/4 OF SECTION 13, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Commonly known as: 2442-46 W. Polk Street, Chicago, Illinois 60612.

P.I.N: 16-13-411-028-000; 16-13-411-029-0000; and 16-13-411-030-0000.

SUBJECT TO: (a) general real estate taxes not yet due or payable; (b) covenants, conditions and restrictions of record.

This is not a homestead property.

THIS IS AN EXEMPT TRANSFER PURSUANT TO 35 ILCS 200/31-45 (e).

Senan Nugent

Patricia Nugent

S Y
P 366
S N
SC Y
INTA B

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IN WITNESS WHEREOF, Grantor has executed this Quit Claim Deed as of the 8 day of Dec, 2017

Senan Nugent
Senan Nugent

Patricia Nugent
Patricia Nugent

STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, Cheryl Repetny, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Senan Nugent, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that he signed and delivered the said instrument as his own free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 8 day of Dec, 2017.

Cheryl Repetny
Notary Public
My Commission Expires: 12/31/18



STATE OF ILLINOIS)
) ss.
COUNTY OF COOK)

I, Cheryl Repetny, a Notary Public in and for said County, in the State aforesaid, do hereby certify that Patricia Nugent, who is personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person and acknowledged that she signed and delivered the said instrument as her own free and voluntary act, for the uses and purposes therein set forth.

GIVEN under my hand and notarial seal, this 8 day of Dec, 2017.

Cheryl Repetny
Notary Public
My Commission Expires: 12/31/18



REAL ESTATE TRANSFER TAX		11-Jan-2018	
	COUNTY:		0.00
	ILLINOIS:		0.00
	TOTAL:		0.00
16-13-411-030-0000 20171201674959 1-096-563-744			

REAL ESTATE TRANSFER TAX		10-Jan-2018	
	CHICAGO:		0.00
	CTA:		0.00
	TOTAL:		0.00 *
16-13-411-030-0000 20171201674959 0-741-366-816			

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

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GRANTOR/GRANTEE STATEMENT

The Grantors or their Agent affirms that, to the best of their knowledge, the name of the Grantor 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.

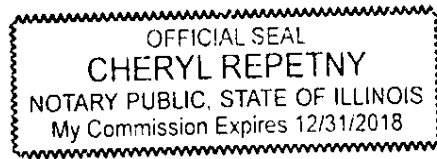
Dated: Dec 8, 2017.

Signature [Handwritten Signature]
Print Name: Senan Nugent
Authorized Agent for Grantors

Subscribed and sworn to before me by the said Grantor

This 8 day of Dec, 2017.

Notary Public [Handwritten Signature]



The Grantee or is/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 title to real estate under the laws of the State of Illinois.

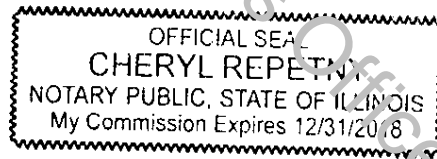
Dated: Dec 8, 2017.

Signature [Handwritten Signature]
Print Name: Senan Nugent
Authorized agent for Grantee

Subscribed and sworn to before me by the said Grantee

This 8th day of Dec, 2017.

Notary Public [Handwritten 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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)