

# UNOFFICIAL COPY

Doc#: 1805208033 Fee: \$56.00  
Karen A. Yarbrough  
Cook County Recorder of Deeds  
Date: 02/21/2018 09:04 AM Pg: 1 of 5

Dec ID 20180201602752  
ST/CO Stamp 1-587-643-936  
City Stamp 1-755-707-936

Commitment Number: 215519

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,  
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording, Send To:

NAO  
SO  
CHICAGO, IL 60607

Mail Tax Statements To: Brian J. Miller and Gloriann Capo-Miller: 1330 West Grenshaw  
Street, Unit 1, Chicago, IL 60607

**PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER**  
**17-17-329-074-1001**

## QUITCLAIM DEED

Gloriann Miller and Brian J. Miller, wife and husband, hereinafter grantors, of Cook County, Illinois, for \$0.00 (Zero Dollar and Zero Cents) in consideration paid, grant and quitclaim to Brian J. Miller and Gloriann Capo-Miller, husband and wife, hereinafter grantees, whose tax mailing address is 1330 West Grenshaw Street, Unit 1, Chicago, IL 60607, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

**PARCEL 1: UNIT NO. 1 IN GRENSHAW COURT CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 36 IN BLOCK 2 IN THE SUBDIVISION OF OUTLOT 47, IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 20, 1854; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 8, 2003 AS DOCUMENT NO. 0334218131, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS,**

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ALL IN COOK COUNTY, ILLINOIS PARCEL 2: THE EXCLUSIVE USE OF PARKING SPACE P-1, A LIMITED COMMON ELEMENT AS SET FORTH AND DEFINED IN THE DECLARATION RECORDED DECEMBER 8, 2003 AS DOCUMENT NO. 0334218131 17-17-329-074-1001

Property Address is: 1330 West Grenshaw Street, Unit 1, Chicago, IL 60607

Prior instrument reference: 1624619113

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

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 of the said grantors, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Executed by the undersigned on

2/15/18 (BN) (JM)  
2017

Gloriann Miller  
Gloriann Miller

Brian J. Miller  
Brian J. Miller

STATE OF ILLINOIS  
COUNTY OF COOK

The foregoing instrument was acknowledged before me on 2/15, 2017 by Gloriann Miller and Brian J. Miller who are personally known to me or have produced DL as identification, and furthermore, the aforementioned persons have acknowledged that their signatures were their free and voluntary act for the purposes set forth in this instrument.

Notary Public  
Notary Public



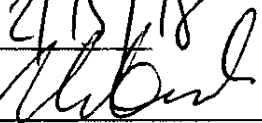
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**MUNICIPAL TRANSFER STAMP**  
**(If Required)**

**COUNTY/ILLINOIS TRANSFER STAMP**  
**(If Required)**

EXEMPT under provisions of Paragraph e Section 31-45, Property Tax Code.

Date:

2/15/18  


Buyer, Seller or Representative

Property of Cook County Clerk's Office

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## EXHIBIT A

215519

## LEGAL DESCRIPTION

### PARCEL 1:

UNIT NO. 1 IN GRENSHAW COURT CONDOMINIUM II, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOT 36 IN BLOCK 2 IN THE SUBDIVISION OF OUTLOT 47, IN CANAL TRUSTEE'S SUBDIVISION OF THE WEST 1/2 OF THE EAST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, ACCORDING TO THE PLAT THEREOF RECORDED OCTOBER 20, 1954; WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT 'B' TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 8, 2003 AS DOCUMENT NO. 0334218131, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS

### PARCEL 2:

THE EXCLUSIVE USE OF PARKING SPACE P-1, A LIMITED COMMON ELEMENT AS SET FORTH AND DEFINED IN THE DECLARATION RECORDED DECEMBER 8, 2003 AS DOCUMENT NO. 0334218131

PIN: 17-17-329-074-1001

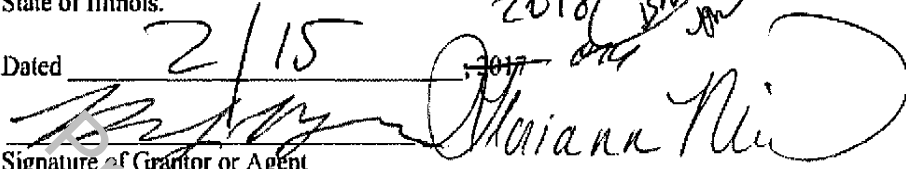
Common Address: 1330 West Grenshaw Street, Unit 1, Chicago, IL 60607

Office of Cook County Clerk's Office

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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 land trust is either a natural person, and 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 2/15 ~~2017~~ <sup>2018</sup> BA  
  
Signature of Grantor or Agent

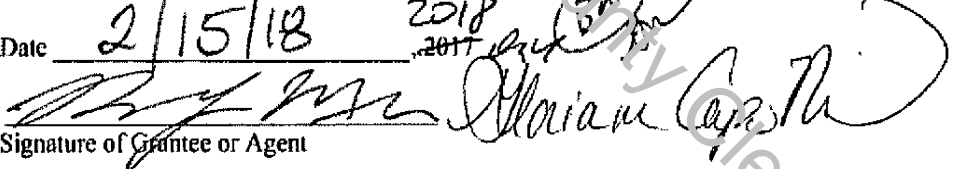
Subscribed and sworn to before  
Me by the said  
this 15 day of FEB, 2018  
~~2017~~ BA

2018

NOTARY PUBLIC 




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 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.

Date 2/15/18 ~~2017~~ <sup>2018</sup> BA  
  
Signature of Grantee or Agent

Subscribed and sworn to before  
Me by the said  
This 15 day of FEB, 2018  
~~2017~~ BA

2018

NOTARY PUBLIC 



NOTE: Any person who knowingly submits a false statement concerning the identity of 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.)