

UNOFFICIAL COPY

Prepared By:

Sharon O'Brien
1413 West Fillmore Street, #2
Chicago, Illinois 60607

After Recording Return To:

Sharon O'Brien
1413 West Fillmore Street, #2
Chicago, Illinois 60607



1887444025

Doc# 1887444025 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 03/15/2018 12:07 PM PG: 1 OF 4

SPACE ABOVE THIS LINE FOR RECORDER'S USE

QUITCLAIM DEED

On December 01, 2017 THE GRANTOR(S),

- Ann O'Brien, a married person,

for and in consideration of: One Dollar (\$1.00) and/or other good and valuable consideration conveys, releases and quitclaims to the GRANTEE(S):

- Sharon O'Brien and Jeffrey Bitter, a married couple, residing at 1413 West Fillmore Street, #2, Chicago, IL County, Illinois 60607

the following described real estate, situated in 1413 West Fillmore Street, #2, Chicago, in the County of IL, State of Illinois:

Legal Description:

PARCEL ONE: UNIT 2 TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN THE 1413 WEST FILLMORE CONDOMINIUM, AS DELINEATED AND DEFINED IN THE DECLARATION RECORDED JANUARY 13, 2004 AS DOCUMENT NO. 0401318102, IN THE SOUTHWEST QUARTER OF SECTION 17, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. PARCEL TWO: THE EXCLUSIVE RIGHT TO THE USE OF LIMITED COMMON ELEMENTS KNOWN AS PARKING SPACE P-2 AND STORAGE SPACE S-1 AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION, AFORESAID.

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Grantor does hereby convey, release and quitclaim all of the Grantor's rights, title, and interest in and to the above described property and premises to the Grantee(s), and to the Grantee(s) heirs and assigns forever, so that neither Grantor(s) nor Grantor's heirs, legal representatives or assigns shall have, claim or demand any right or title to the property, premises, or appurtenances, or any part thereof.

Grantor hereby releases and waives all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Tax Parcel Number: 17-17-328-061-1002

Mail Tax Statements To:
Sharon O'Brien
1413 West Fillmore Street, #2
Chicago, Illinois 60607

[SIGNATURE PAGE FOLLOWS]

Property of Cook County Clerk's Office

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Grantor Signatures:

DATED: 12/15/2017

Ann O'Brien

Ann O'Brien
97 Marland Road South
Colorado Springs, Colorado, 80906

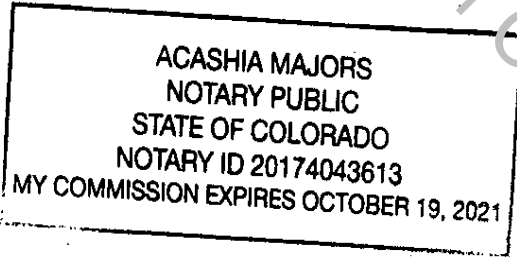
STATE OF COLORADO, COUNTY OF EL PASO, ss:


This instrument was acknowledged before me on this 15 day of December, 2017 by Ann O'Brien.

Acashia Majors
Notary Public

Notary Public
Title (and Rank)



My commission expires Oct. 19, 2021



REAL ESTATE TRANSFER TAX		15-Mar-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

17-17-328-061-1002 | 20180301619316 | 0-349-842-976

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

REAL ESTATE TRANSFER TAX		15-Mar-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

17-17-328-061-1002 | 20180301619316 | 1-232-817-696

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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: 01 | 30 | 2018

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: _____

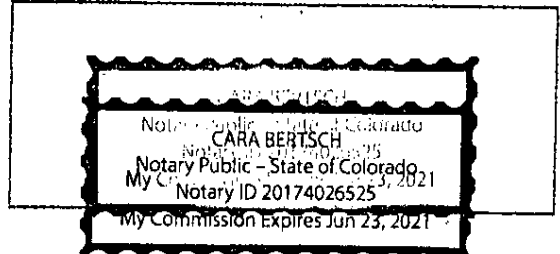
By the said (Name of Grantor): Ann D. O'Brien

On this date of: 01 | 30 | 2018

NOTARY SIGNATURE: _____

Cara Bertsch

AFFIX NOTARY STAMP BELOW



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: 3 | 6 | 2018

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: _____

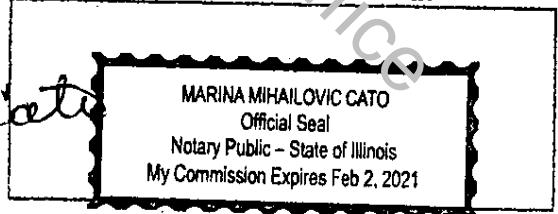
By the said (Name of Grantee): Sharon S. O'Brien

On this date of: 03 | 06 | 2018

NOTARY SIGNATURE: _____

Marina Mihailovic Cato

AFFIX NOTARY STAMP BELOW



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)