

UNOFFICIAL COPY

WARRANTY DEED

Return to:

Attorney Matthew Quick, P.C.
900 North Shore Drive, Suite 166
Lake Bluff, Illinois 60044

Send tax bills to:

Jeanne Olson
635 Basil Road
Lake Bluff, Illinois 60044



18138190587

Doc# 1813819058 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/18/2018 01:52 PM PG: 1 OF 4

THE GRANTOR, Jennie C. Elman, a married woman, of 1615 West Fargo Avenue, 1st Floor, Chicago, Illinois 60626, for and in consideration of Ten and 00/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid, CONVEYS AND WARRANTS to the Grantee, Quantico Holdings, LLC, an Illinois limited liability company, of 635 Basil Road, Lake Bluff, Illinois 60044, the following described real estate:

PLEASE SEE PROPERTY DESCRIPTION ATTACHED.

TAX ITEM NUMBER: 11-32-117-008-0000

POST OFFICE ADDRESS: 1336 West Farwell Avenue, Chicago, Illinois 60626

SUBJECT TO: covenants, conditions, and restrictions of record and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate; and general real estate taxes not due and payable at the time of Closing.

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois. **This is not homestead property.**

TO HAVE AND TO HOLD said premises forever.

[Signatures on following Page.]

REAL ESTATE TRANSFER TAX

18-May-2018



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

11-32-117-008-0000 | 20180501672636 | 1-715-694-880

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

JA

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Date: 3/21/18

Signed: Jennie C. Elman
Jennie C. Elman

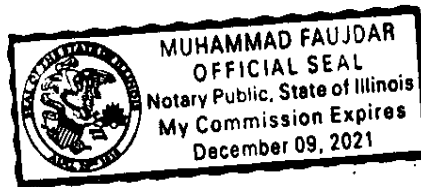
STATE OF IL)
COUNTY OF COOK)

SS

The foregoing instrument was acknowledged before me on 3-21-2018 by Jennie C. Elman.

Muhammad Faujdar
Notary Public

SEAL:





Transfer Tax Exemption:

The instant conveyance is exempt from transfer taxation pursuant to the Real Estate Transfer Tax Law, to wit, 35 ILCS 200/31-45 Paragraph (e).

Dated: 4/25/18

Signed: Matthew A. Quick
Matthew A. Quick, Representative

This WARRANTY DEED was prepared without opinion by:
Matthew A. Quick, Attorney at Law
Attorney Matthew Quick, P.C.
900 North Shore Drive, Suite 166
Lake Bluff, Illinois 60044
P. 224.377.1700

REAL ESTATE TRANSFER TAX		18-May-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
11-32-117-008-0000 20180501672636 1-283-517-728		

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02/11/2017 Page: 3 of 3

Exhibit : A

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LOTS 6 AND 7 (EXCEPT THE NORTH 24 FEET OF THE EAST 48.92 FEET AND THE SOUTH 83.00 FEET OF THE EAST 38.92 FEET OF THE EAST 90 FEET) IN L.E. INGAL'S SUBDIVISION OF BLOCKS 5 AND 6 IN CIRCUIT COURT PARTITION, BEING A SUBDIVISION OF THE EAST 1/2 OF THE NORTHWEST 1/4 AND THE NORTHEAST 1/4 OF FRACTIONAL SECTION 32, TOWNSHIP 41 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.


P.I.N.: 11-32-117-008-0000
C.K.A.: 1336 W. FARWELL AVE., CHICAGO, IL 60626

City of Chicago
Dept. of Revenue
804380
8/19/2010 10:54
or00347




Real Estate
Transfer
Stamp
\$2,730.00
Batch 1,694,972

COOK COUNTY
REAL ESTATE TRANSACTION TAX
AUG. 19. 10
REVENUE STAMP



REAL ESTATE
TRANSFER TAX
00130,00
000000000
FP 102082

STATE OF ILLINOIS
AUG. 19. 10
REAL ESTATE TRANSFER TAX
DEPARTMENT OF REVENUE



REAL ESTATE
TRANSFER TAX
00260,00
000058456
FP 103037

Property of Cook County Clerk's Office

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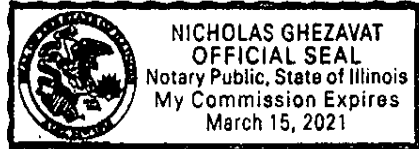
STATEMENT BY GRANTOR AND GRANTEE

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 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 April 30, 2018

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me
By the said Agent, Matthew Quick
This 30 day of April, 2018
Notary Public Nicholas Ghezavat

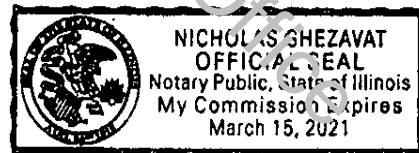


The **grantee** or his agent affirms and verifies that the name of the **grantee** shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 April 30, 2018

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me
By the said Agent, Matthew Quick
This 30 day of April, 2018
Notary Public Nicholas Ghezavat



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.)