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QUIT CLAIM DEED Statutory - Illinois



Doc# 1818334046 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 07/02/2018 01:53 PM PG: 1 OF 3

THE GRANTORS,
**DONALD MARTIN and
SAMUEL MARTIN**, with
a principal office located at
1714 W. Sunnyside, Chicago,

Illinois 60640, for and in consideration of Ten (\$10.00) Dollars, and other good and valuable consideration, HEREBY CONVEY and QUIT CLAIM unto **MARTIN 2 LLC SERIES 7 1900 W BELMONT**, an Illinois limited liability company with a principal office located at 1714 W. Sunnyside, Chicago, Illinois 60640 (the "Grantee"), all of Grantor's interest in the real property situated in the City of Chicago, County of Cook, State of Illinois, and legally described as follows:

LOT 48 IN BLOCK 2 OF THE SUBDIVISION OF BLOCK 49 IN THE SUBDIVISION OF SECTION 19, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN (EXCEPT THE SOUTHWEST ¼ OF THE NORTHEAST ¼ OF THE SOUTHEAST ¼ OF THE NORTHEAST ¼ AND THE EAST ½ OF THE SOUTHEAST ¼ THEREOF), IN COOK COUNTY, ILLINOIS.

COMMONLY KNOWN AS: 1900 W. BELMONT, CHICAGO, ILLINOIS

PERMANENT INDEX NO.: 14-19-432-045-0000

Subject to all covenants, restrictions and encumbrances of record; and to have and to hold said property forever.

GRANTORS have signed this instrument this 20 day of APRIL, 2018.



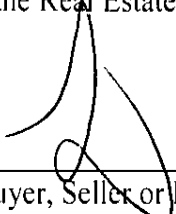
DONALD MARTIN



SAMUEL MARTIN

Exempt under provision of Paragraph E, Section 4 of the Real Estate Transfer Tax Act (35 ILCS 200/31-45).

Dated: 4/20/18



Buyer, Seller or Representative

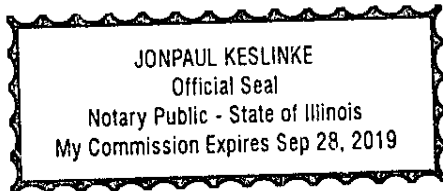
RN

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for said County and State aforesaid, DO HEREBY CERTIFY THAT DONALD MARTIN and SAMUEL MARTIN, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, as having executed the same, appeared before me this day in person and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act for the uses and purposes therein set forth.

GIVEN under my hand and Notarial Seal this 20 day of April, 2018.



[Signature]

Notary Public

Future Taxes to Grantees Address:
MARTIN 2 LLC
c/o Seminary Properties
1714 Sunnyside
Chicago, IL 60640

After Recording, Mail to:
MARTIN 2 LLC
c/o Seminary Properties
1714 W. Sunnyside
Chicago, IL 60640

This Instrument was prepared by:
Nicholas Geroulis, Esq.
613 West 16th Street
Chicago, Illinois 60616

REAL ESTATE TRANSFER TAX		02-Jul-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
14-19-432-045-0000 20180701616831 0-130-222-880		

REAL ESTATE TRANSFER TAX		02-Jul-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
14-19-432-045-0000 20180701616831 2-052-510-496		

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

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GRANTOR / GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

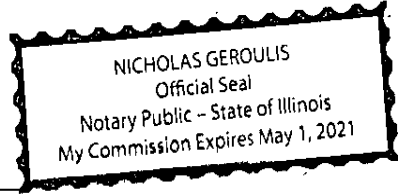
The Grantor or his or her agent affirms that, to the best of his or her knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or another 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: 4/20/18, 2018

Signature: [Handwritten Signature]
Grantor or Agent

Subscribed and sworn to before me by the said Agent this 20 day of Apr, 2018.

Notary Public [Handwritten Signature]



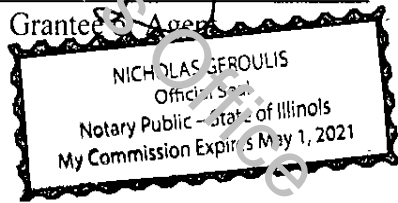
The Grantee or his or her agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois,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

Dated: 4/20/18, 2018

Signature: [Handwritten Signature]
Grantee or Agent

Subscribed and sworn to before me by the said Agent this 20 day of Apr, 2018.

Notary Public [Handwritten Signature]



Note: 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 Section 4 of the Illinois Real Estate Transfer Tax Act: (35 ILCS 200/Art.31)