



QUIT CLAIM DEED

Doc# 1825718149 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/14/2018 04:08 PM PG: 1 OF 4

MAIL TO:

John Foley
Foley Law & Tax Group, LLC
549 S. Washington Street
Naperville, Illinois 60540

NAME & ADDRESS OF TAXPAYER:

Plackmann Properties, LLC
George and Aretha Plackmann
3011 N. Ashland Avenue, #3S
Chicago, IL 60657

THE GRANTOR, GEORGE PLACKMANN, a married person, of the City of Chicago, County of Cook, in the State of Illinois, for good consideration and for the sum of TEN DOLLARS (\$10.00) in hand paid, do hereby remise, release and quitclaim unto the GRANTEE: PLACKMANN PROPERTIES, LLC, an Illinois Series Limited Liability Company, under Series known as: "Plackmann Properties, LLC, 36 N. Menard B-1, Chicago, IL 60644", organized under the State Laws of Illinois, all the rights, title, interest and claims which the said GRANTOR has in and to the following described real property situated in the County of Cook in the State of Illinois, to-wit:

SEE ATTACHED RIDER, "LEGAL DESCRIPTION"

This is not a Homestead property.

Permanent Index Number(s): 16-08-420-057-1003 (16-08-420-054-1003 and 16-08-420-052-1003 Underlying)

Property Address (commonly known as): 36 N. Menard Avenue, Unit B-1, Chicago, IL 60644

Dated this 6th day of JULY, 2018.

REAL ESTATE TRANSFER TAX 14-Sep-2018



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

16-08-420-057-1003 | 20180901681219 | 1-867-886-752

Handwritten signature of George Plackmann

George Plackmann

REAL ESTATE TRANSFER TAX 14-Sep-2018



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00 *

16-08-420-057-1003 | 20180901681219 | 0-451-522-720

* Total does not include any applicable penalty or interest due

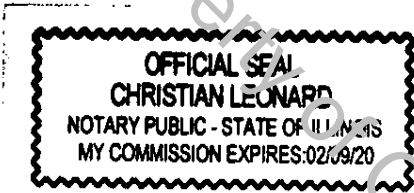


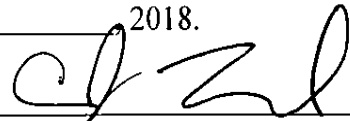
UNOFFICIAL COPY

State of Illinois)
) ss
County of COOK)

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that George Plackmann, is personally known to me to be the same persons whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and seal, this 6th day of JULY 2018.





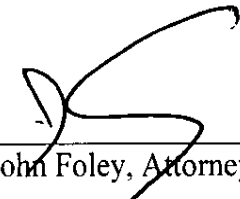
Notary Public
Commission expires: 02/09/2020

This instrument was prepared by:

John Foley, Attorney at Law
Foley Law & Tax Group, LLC
549 S. Washington Street
Naperville, Illinois 60540
(630) 717-1200 Office
(630) 717-7595 Fax
Email: jf@tfalaw.com

Exempt under Real Estate Transfer Tax Act Section 4, Paragraph (e).

Dated: 7/3/18



John Foley, Attorney

UNOFFICIAL COPY

LEGAL DESCRIPTION

UNIT NUMBER 36 B-1 IN THE WESTMINSTER CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: THE NORTHERN 13 FEET OF LOT 150, ALL OF LOTS 151 AND 152 AND THE SOUTHERN 2 FEET OF LOT 153 OF PRAIRIE AVENUE ADDITION TO AUSTIN IN THE SOUTHEAST 1/4 OF SECTION 8, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED DECEMBER 28, 2005, AS DOCUMENT NO. 0536245135, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PROPERTY COMMONLY KNOWN AS: 36 N. MENARD AVENUE, UNIT B-1
CHICAGO, ILLINOIS 60644

PROPERTY INDEX NUMBER: 16-08-420-057-1003 (16-08-420-054-1003 and
16-08-420-052-1003 UNDERLYING)

UNOFFICIAL COPY

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: 7 | 3 | 2018

SIGNATURE: _____
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

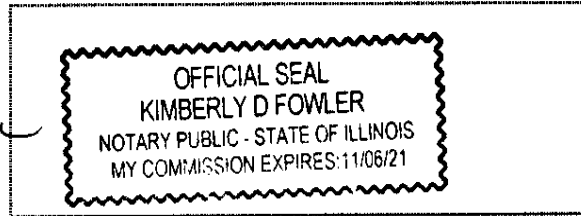
Subscribed and sworn to before me, Name of Notary Public: Kimberly D. Fowler

By the said (Name of Grantor): John Foley, as Agent

On this date of: 7 | 3 | 2018

NOTARY SIGNATURE: Kimberly D. Fowler

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: 7 | 3 | 2018

SIGNATURE: _____
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

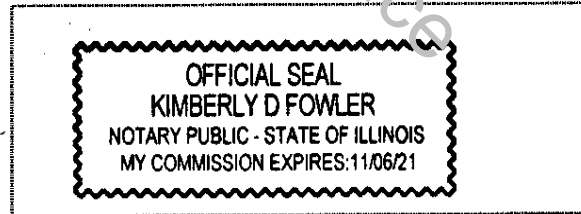
Subscribed and sworn to before me, Name of Notary Public: Kimberly D. Fowler

By the said (Name of Grantee): John Foley, as Agent

On this date of: 7 | 3 | 2018

NOTARY SIGNATURE: Kimberly D. Fowler

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)**)