

# UNOFFICIAL COPY



\*1826149167D\*

Doc# 1826149167 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 09/18/2018 03:55 PM PG: 1 OF 4

1/1

**Fidelity National Title Insurance  
Company  
QUIT CLAIM DEED  
ILLINOIS STATUTORY**

THE GRANTOR(S), M & A Investment Properties, LLC, of the City of Inglewood, County of Los Angeles, State of California for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to USA ReGrowth, LLC, of 16869 SW 65<sup>th</sup>, #317, Lake Oswego, OR 97035 of the County of Washington, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

*See Exhibit "A" attached hereto and made a part hereof*

SUBJECT TO:

Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

Permanent Real Estate Index Number(s): 20-32-207-017-0000  
Address(es) of Real Estate: 7955 S. Green, Chicago, Illinois 60620

Dated this 5<sup>th</sup> day of July, 20 18

M & A Investment Properties, LLC

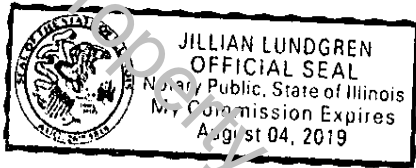
By: [Signature]  
Marlene Barba, Managing Member of M & A Investment Properties, LLC

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STATE OF Illinois, COUNTY OF COOK ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Marlene Barba, as Managing Member of M & A Investment Properties, LLC, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that she signed, sealed and delivered the said instrument as her 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 official seal, this 5<sup>th</sup> day of July, 20 18.





*Jillian Lundgren* (Notary Public)

**Prepared by:**


Mages & Price LLC  
 1110 W. Lake Cook Road, Suite 385  
 Buffalo Grove, IL 60089

**Mall to:**

Mages & Price LLC  
 1110 W. Lake Cook Road, Suite 385  
 Buffalo Grove, IL 60089

| REAL ESTATE TRANSFER TAX   |           | 18-Sep-2018 |
|--|-----------|-------------|
|   | COUNTY:   | 0.00        |
|  | ILLINOIS: | 0.00        |
|  | TOTAL:    | 0.00        |
| 20-32-207-017-0000   20180901684731   1-887-111-328                                  |           |             |

**Name and Address of Taxpayer:**

| REAL ESTATE TRANSFER TAX  |          | 18-Sep-2018 |
|---|----------|-------------|
|  | CHICAGO: | 0.00        |
|   | CTA:     | 0.00        |
|   | TOTAL:   | 0.00 *      |
| 20-32-207-017-0000   20180901684731   0-620-706-592                                 |          |             |

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

**"EXEMPT UNDER PROVISIONS OF PARAGRAPH E SECTION 4 OF THE ILLINOIS REAL ESTATE TRANSFER ACT"**

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## LEGAL DESCRIPTION

### EXHIBIT "A"

LOT 25 IN BLOCK 1 IN CHESTER HIGHLANDS ADDITION TO AUBURN PARK, BEING A SUBDIVISION OF THE EAST 7/8 OF THE NORTH 1/4 OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 32, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Property Address: 7955 S. Green Chicago, IL 60620

Pin Number: 20-32-207-017-0000

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 real estate to real estate in Illinois, or other entity recognized person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date July 5, 2018

Signature: [Handwritten Signature]

Grantor or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this 5<sup>th</sup> day of July, 2018



Notary Public Melissa A. Rupnick

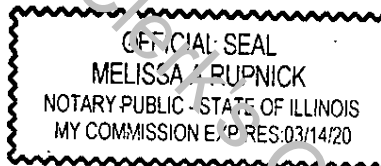
The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership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

Date July 5, 2018

Signature: [Handwritten Signature]

Grantee or Agent

Subscribed and sworn to before me by the said \_\_\_\_\_ this 5<sup>th</sup> day of July, 2018



Notary Public Melissa A. Rupnick

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.

(Attached to deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)