

# UNOFFICIAL COPY

QUIT CLAIM DEED  
ILLINOIS STATUTORY  
INDIVIDUAL



\*19066171130\*

Doc# 1906617113 Fee \$44.00

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

AFFIDAVIT FEE: \$2.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 03/07/2019 02:13 PM PG: 1 OF 4

THE GRANTOR, Alex Langnickel, for and in consideration of Ten and 00/100 Dollars and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to Alex Langnickel and Weronika K. Langnickel, husband and wife, as tenants by the entirety, all interest in the following described Real Estate situated in the County of Cook, in the State of IL, to wit:

*See Legal Description Attached hereto as Exhibit A*



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

Permanent Real Estate Index Number(s): 13-02-421-041-1017

Address of Real Estate: 5715 N. Kimball Ave., Unit 1N, Chicago, IL 60659

Dated this 22<sup>ND</sup> day of February, 2018

  
\_\_\_\_\_  
Alex Langnickel

REAL ESTATE TRANSFER TAX		07-Mar-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
13-02-421-041-1017		20190301615743   1-965-610-400



First American  
Title Insurance Company

Quit Claim Deed - Individual

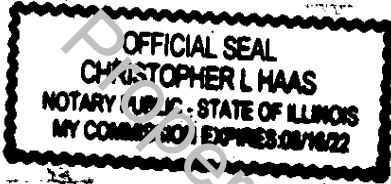
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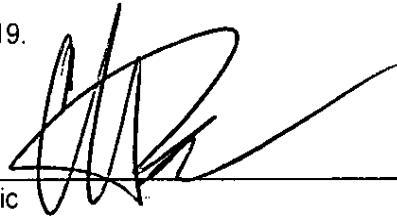
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STATE OF ILLINOIS, COUNTY OF COOK) SS

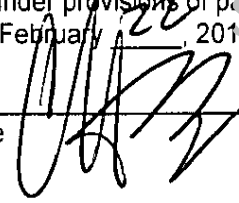
I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Alex Langnickel, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal this 22<sup>ND</sup> day of February, 2019.




  
Notary Public

Exempt under provisions of paragraph e Section 31-45, real estate transfer tax law.  
Dated: February 22, 2019.

  
Signature

Prepared by:  
Christopher L. Haas  
22 S. 4<sup>th</sup> Street  
Suite 5  
Geneva, IL 60134

Mail to:  
Alex Langnickel  
5715 N. Kimball Ave.  
Unit 1N  
Chicago, IL 60659

REAL ESTATE TRANSFER TAX		07-Mar-2019
	CHICAGO:	0.00
	CTA:	0.00
	<b>TOTAL:</b>	<b>0.00 *</b>

Name and Address of Taxpayer:  
Alex Langnickel  
5715 N. Kimball Ave.  
Unit 1N  
Chicago, IL 60659

13-02-421-041-1017 | 20190301615743 | 1-983-813-024

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



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## LEGAL DESCRIPTION

UNIT NO. 5715-1N IN KIMBALL COURTS CONDOMINIUM, AS DILINEATED ON THE PLAT OF SURVEY OF THE FOLLOWING DESCRIBED PARCEL OF REAL ESTATE:

LOTS 21, 22, AND THE SOUTH HALF OF LOT 23 IN BLOCK 62 IN W. K. KAISER AND COMPANY'S BRYN MAWR AVENUE ADDITION TO ARCADA TERRACE, BEING A SUBDIVISION OF THAT PART OF THE SOUTHWEST ¼ OF SECTION 1 AND THE SOUTH ½ OF THE SOUTHEAST ¼ OF SECTION 2, LYING WEST OF THE WESTERLY LINE OF THE RIGHT OF WAY OF THE NORTH SHORE CHANNEL OF SANITARY DISTRICT OF CHICAGO (EXCEPT STREETS HERETOFORE DEDICATED) IN TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

WHICH PLAT OF SURVEY AS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED APRIL 12, 2007 AS DOCUMENT 0710210140, TOGETHER WITH AN UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

Property of Cook County Clerk's Office



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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: 3 | 17 | 20 | 19

SIGNATURE: [Signature]  
GRANTOR or AGENT

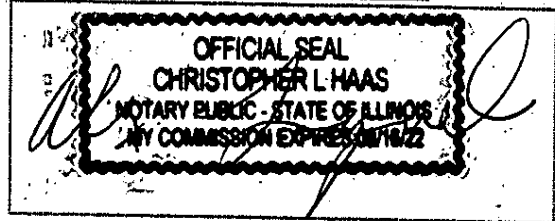
### GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public: CHRISTOPHER HAAS

By the said (Name of Grantor): ALEX LANGNICKEL

On this date of: 7TH | MARCH | 20 | 19

NOTARY SIGNATURE: [Signature]



### 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 | 17 | 20 | 19

SIGNATURE: [Signature]  
GRANTEE or AGENT

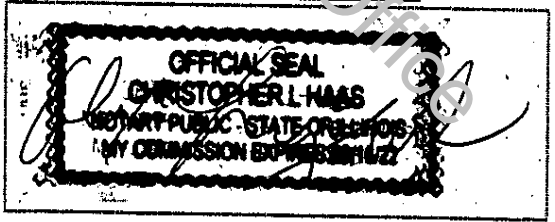
### GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public: CHRISTOPHER HAAS

By the said (Name of Grantee): ALEX LANGNICKEL

On this date of: 7TH | MARCH | 20 | 19

NOTARY SIGNATURE: [Signature]



**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)