

# UNOFFICIAL COPY

## CORRECTIVE RECORDING AFFIDAVIT



Doc# 1915745105 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 06/06/2019 02:57 PM PG: 1 OF 6

THIS FORM IS PROVIDED COMPLIMENTS OF  
KAREN A. YARBROUGH, COOK COUNTY  
RECORDER OF DEEDS, AS A COURTESY FORM  
WHICH MAY BE USED TO DETAIL A DESIRED  
CORRECTION TO A PREVIOUSLY RECORDED  
DOCUMENT. CUSTOMER'S MAY USE THEIR OWN  
AFFIDAVIT AS WELL, BUT IT MUST INCLUDE ALL  
OF THE BELOW REQUIRED INFORMATION. THIS  
FORM DOES NOT CONSTITUTE LEGAL ADVICE.

**PREPARER:** Kenneth H. Brown, Brown & Brown P.C.,  
600 Central Ave., #325, Highland Park, IL 60035

**THE COOK COUNTY RECORDER OF DEEDS (CCRD) NO LONGER ACCEPTS RE RECORDINGS, BUT INSTEAD OFFERS CORRECTIVE RECORDINGS. DOCUMENTS ATTEMPTING TO UPDATE A PREVIOUSLY RECORDED DOCUMENT MUST INCLUDE THE FOLLOWING INFORMATION, PLUS A CERTIFIED COPY OR THE ORIGINAL.**

I, PAUL YANNIAS, THE AFFIANT, do hereby swear or affirm, that the attached document with the document number: 1813122054, which was recorded on: May 11, 2018 by the Cook County Recorder of Deeds, in the State of Illinois, contained the following **ERROR**, which this affidavit seeks to correct:  
Incorrect legal

DETAILED EXPLANATION (INCLUDING PAGE NUMBER(S), LOCATION, PARAGRAPH, ETC.) OF ERROR AND WHAT THE CORRECTION IS. USE ADDITIONAL SHEET IF MORE SPACE NEEDED FOR EXPLANATION OR SIGNATURES.

Line 4 of legal to state "that certain part of said Lot 3"

See attached Exhibit "A" for correct legal description.

Furthermore, I, PAUL YANNIAS, THE AFFIANT, do hereby swear or affirm, that this submission includes a CERTIFIED COPY OR THE ORIGINAL DOCUMENT, and this Corrective Recording Affidavit is being submitted to correct the aforementioned error. Finally, this correction was approved and/or agreed to by the original GRANTOR(S) and GRANTEE(S), as evidenced by their notarized signature's below (or on a separate page for multiple signatures).

Lakeshore Land Ventures, LLC-2930  
by Lawrence Hillman, Manager

PRINT GRANTOR NAME ABOVE

GRANTOR SIGNATURE ABOVE

DATE AFFIDAVIT EXECUTED

Richard Cortesi as Trustee of the Claire Cortesi Gift Trust FBO Heidi Tyson

PRINT GRANTEE NAME ABOVE

GRANTEE SIGNATURE ABOVE

DATE AFFIDAVIT EXECUTED

GRANTOR/GRANTEE 2 ABOVE

GRANTOR/GRANTEE 2 SIGNATURE

DATE AFFIDAVIT EXECUTED

PAUL YANNIAS  
PRINT AFFIANT NAME ABOVE

Paul Yannias  
AFFIANT SIGNATURE ABOVE

2/28/19  
DATE AFFIDAVIT EXECUTED

### NOTARY SECTION TO BE COMPLETED AND FILLED OUT BY WITNESSING NOTARY

STATE: Illinois )

SS

COUNTY Lake )

Subscribed and sworn to me this 28<sup>th</sup> day of February, 2019

Kenneth H. Brown  
PRINT NOTARY NAME ABOVE

[Signature]  
NOTARY SIGNATURE ABOVE

2/28/19  
DATE AFFIDAVIT NOTARIZED



SX  
P6  
S  
M  
SC  
EP  
IN

# UNOFFICIAL COPY

## EXHIBIT A

THE EAST 125 FEET OF THAT PART OF LOT 3 OF THE ASSESSOR'S DIVISION OF LOTS 1 AND 2 IN THE SUBDIVISION BY THE CITY OF CHICAGO OF THE EAST FRACTIONAL HALF OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH CERTAIN PART OF SAID LOT 3 LIES BETWEEN THE EAST LINE OF SHERIDAN ROAD AND THE WEST LINE OF COMMONWEALTH AVENUE, SOUTH OF THE SOUTH LINE OF OAKDALE AVENUE AND NORTH OF THE NORTH LINE OF THE 18 FOOT ALLEY AS SHOWN BY THE ASSESSOR'S PLAT RECORDED IN BOOK 13 OF PLATS, PAGE 79 EXCEPTING FROM THE ABOVE DESCRIBED TRACT OF LAND THE SOUTH 85 FEET OF THE EAST 100 FEET THEREOF, IN COOK COUNTY, ILLINOIS.

PIN: 14-28-204-002  
Vol. 486

Address: 2930 N. Commonwealth  
Chicago, IL 60657

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

**Prepared By**

Stephen M. Brandenburg  
Cameli & Hoag, P.C.  
105 W. Adams St.  
Suite 1430  
Chicago, Illinois 60603

**After Recording Return To**

Kenneth H. Brown  
Brown & Brown P.C.  
600 Central- Suite 325  
Highland Park, Illinois 60035



Doc# 1813122054 Fee \$42.00

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

AFFIDAVIT FEE: \$2.00

KAREN A. YARBROUGH

COOK COUNTY RECORDER OF DEEDS

DATE: 05/11/2018 01:44 PM PG: 1 OF 3

Space Above This Line for Recorder's Use

QUIT CLAIM DEED

STATE OF ILLINOIS  
COOK COUNTY

KNOW ALL MEN BY THESE PRESENTS, That for and in consideration of the sum of **TEN and no/100 DOLLARS (\$10.00) AND OTHER GOOD AND VALUABLE CONSIDERATIONS** in hand paid to Lakeshore Land Ventures LLC-2930, incorrectly shown on prior deed as Lakeshore and Ventures LLC-2930, (hereinafter known as the "Grantor(s)") does hereby **CONVEY AND QUITCLAIM** to RICHARD CORTESI AS TRUSTEE OF THE CLAIRE CORTESI GIFT TRUST FBO HEIDI HILLMAN (hereinafter known as the "Grantee(s)") the following described real estate, situated in Cook County, Illinois to-wit:

**AN UNDIVIDED 5.016% INTEREST IN:**

2930 N Commonwealth, Chicago IL 60657  
AICA 331 OAKDALE

THE EAST 125 FEET OF THAT PART OF LOT 3 OF THE ASSESSOR'S DIVISION OF LOTS 1 AND 2 IN THE SUBDIVISION BY THE CITY OF CHICAGO OF THE EAST FRACTIONAL HALF OF SECTION 28, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH CERTAIN PART OF SAID LOT 2 LIES BETWEEN THE EAST LINE OF SHERIDAN ROAD AND THE WEST LINE OF COMMONWEALTH AVENUE, SOUTH OF THE SOUTH LINE OF OAKDALE AVENUE AND NORTH OF THE NORTH LINE OF THE 18 FOOT ALLEY AS SHOWN BY THE ASSESSOR'S PLAN RECORDED IN BOOK 13 OF PLATS, PAGE 79 EXCEPTING FROM THE ABOVE DESCRIBED TRACT OF LAND THE SOUTH 85 FEET OF THE EAST 100 FEET THEREOF, IN COOK COUNTY, ILLINOIS.


Tax Nos.: 14-28-204-002-0000

Handwritten notes and stamps: "TYSON" and a vertical stamp "SCS R326 S SCS INT" with checkmarks.

# UNOFFICIAL COPY

To have and to hold, the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining, and all the estate, right, title, interest, lien, equity and claim whatsoever for the said first party, either in law or equity, to the only proper use, benefit and behoof of the said second party forever.


LAKESHORE LAND VENTURES, LLC - 2930

By:   
Name: Lawrence Hillman  
Its: Manager

STATE OF ILLINOIS )  
  )  
COUNTY OF LAKE )


I, the undersigned, a Notary Public in and for said County, in said State, hereby certify that Lawrence Hillman as Manager of LAKESHORE LAND VENTURES, LLC - 2930 whose name is signed to the foregoing instrument, and who is known to me, acknowledged before me on this day that, being informed of the contents of the instrument, he, executed the same voluntarily on the day the same bears date.



Given under my hand this 13<sup>th</sup> day of APRIL, 2018.

  
Notary Public



My Commission Expires: 02/24/2019

REAL ESTATE TRANSFER TAX		11-May-2018
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
14-28-204-002-0000   20180401642795   0-493-188-384		
* Total does not include any applicable penalty or interest due.		

REAL ESTATE TRANSFER TAX		11-May-2018
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
14-28-204-002-0000   20180401642795   1-727-808-800		

# 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: 4 | 19 | 2018 SIGNATURE: [Signature]  
GRANTOR or AGENT

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

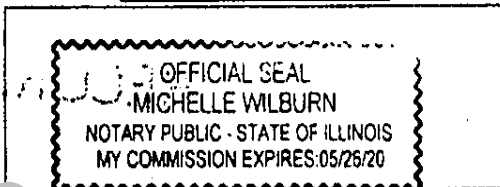
Subscribed and sworn to before me, Name of Notary Public: \_\_\_\_\_

By the said (Name of Grantor): Lakeshore Land Ventures LLC - 2930

On this date of: 4 | 19 | 2018

NOTARY SIGNATURE: [Signature]

#### 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: 4 | 19 | 2018 SIGNATURE: [Signature]  
GRANTEE or AGENT

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

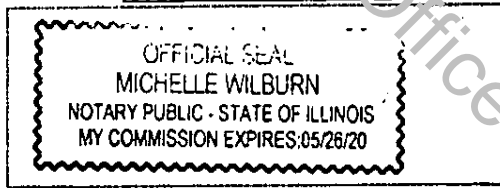
Subscribed and sworn to before me, Name of Notary Public:  
Richard Cortesi as Trustee of the Claire

By the said (Name of Grantee): Cortesi Gift Trust FBO Heidi Tyson

On this date of: 4 | 19 | 2018

NOTARY SIGNATURE: [Signature]

#### 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)

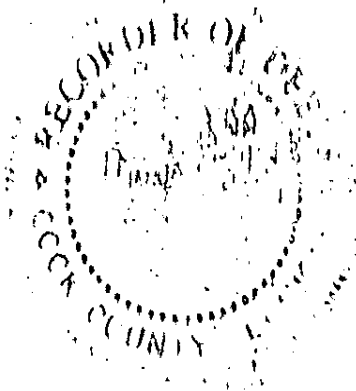
rev. on 10.17.2016

RECORDED DEED - COOK COUNTY  
Office

# UNOFFICIAL COPY

Property of Cook County Clerk's Office

**COOK COUNTY  
RECORDER OF DEEDS**



I CERTIFY THAT THIS  
IS A TRUE AND CORRECT COPY  
OF DOCUMENT # 1813122054

**FEB 15 2019**

*Edward Moody*  
RECORDER OF DEEDS—COOK COUNTY  
Office \_\_\_\_\_ by \_\_\_\_\_