

UNOFFICIAL COPY

Doc#: 1921833154 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/06/2019 11:46 AM Pg: 1 of 3

QUIT CLAIM DEED

ILLINOIS

Dec ID 20190701623675
ST/CO Stamp 0-242-707-552
City Stamp 0-702-409-824

FIDELITY NATIONAL TITLE CH19018

Above Space for Recorder's Use Only

THE GRANTOR(s) SIMPLE RENTAL LLC of the of County of COOK State of Illinois for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and QUIT CLAIM(s) to PCH PROPERTIES LLC as Tenant in Common the following described Real Estate situated in the County of in the State of Illinois to wit: *(See page 2 for legal description attached here to and made part here of.)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes for 2018 and subsequent years; Covenants, conditions and restrictions of record, if any;

Permanent Real Estate Index Number(s): 14-17-224-027-1003
14-17-224-027-1017

REAL ESTATE TRANSFER TAX 02-Aug-2019



COUNTY: 0.00
ILLINOIS: 0.00
TOTAL: 0.00

Address(es) of Real Estate:
1144 W MONTROSE AVE #3
CHICAGO, IL 60613-7013

14-17-224-027-1003 | 20190701623675 | 0-242-707-552

The date of this deed of conveyance is 8/1/19

Michael Vesole
SIMPLE RENTAL LLC
By: Michael Vesole, Manager

REAL ESTATE TRANSFER TAX 02-Aug-2019



CHICAGO: 0.00
CTA: 0.00
TOTAL: 0.00 *

14-17-224-027-1003 | 20190701623675 | 0-702-409-824

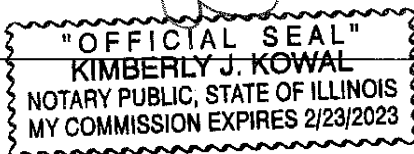
* Total does not include any applicable penalty or interest due.

State of Illinois, County of Cook ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that the above Grantor personally known to me to be the same person(s) whose name(s) is(are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she(they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

(Impress Seal Here)
(My Commission Expires _____)

Given under my hand and official seal 8/1/19

Kimberly J. Kowal
Notary Public



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LEGAL DESCRIPTION

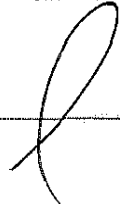
For the premises commonly known as: 1144 W MONTROSE AVE #3, CHICAGO, IL 60613-7013

UNIT 1144-3 AND S-2 IN THE WILLOMERE PLACE CONDOMINIUM AS DELINEATED ON A SURVEY OF LOT 332 (EXCEPT THE NORTH 30 FEET THEREOF) AND ALL OF LOT 333 IN THE WILLIAM DEERING SURRENDEN SUBDIVISION IN THE WEST 1/2 OF THE NORTHEAST 1/4 OF SECTION 17, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 98336754, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, IN COOK COUNTY, ILLINOIS.

EXEMPT UNDER PROVISIONS OF PARAGRAPH E 35ILCS200/31-45 PROPERTY TAX CODE

DATE 8-1-19, 2019

PCH PROPERTIES LLC, SIMPLE RENTAL LLC, or Representative



| | | |
|---------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------|
| <p>This instrument was prepared by:</p> <p>Law Office of Mark E. Edison P.C. 1415 W. 22nd Street Tower Floor Oak Brook, IL 60523</p> | <p>Send subsequent tax bills to: <i>and</i></p> <p><i>PCH Properties LLC</i> <i>1165 N. Clark</i> <i>#700</i> <i>Chicago</i></p> | <p>Recorder-mail recorded document to:</p> |
|---------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------------------------------------------------------------------------------------------------------|--------------------------------------------|

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FIDELITY NATIONAL TITLE

20 N. CLARK - SUITE 220, CHICAGO, ILLINOIS 60602

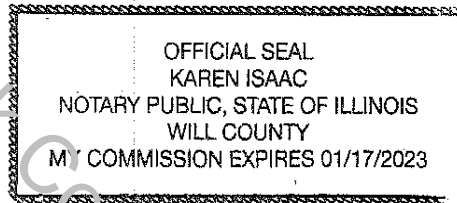
PHONE: (312) 621-5000
FAX: (312) 621-5033

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

Dated 8/1/19, Signature: [Signature]
Grantor or Agent

Subscribed and sworn to before me by the
said agent
this 1 day of August
2019.

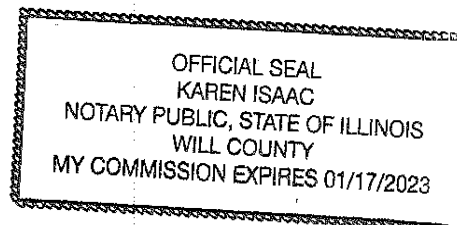


[Signature]
Notary Public

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

Dated 8/1/19, Signature: [Signature]
Grantee or Agent

Subscribed and sworn to before me by the
said agent
this 1 day of August
2019.



[Signature]
Notary Public

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.

[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.]