

# UNOFFICIAL COPY

Doc#: 1928206042 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/09/2019 10:16 AM Pg: 1 of 4

Dec ID 20190901604713  
ST/CO Stamp 1-999-312-480  
City Stamp 0-133-191-264

## Quit Claim Deed

01146-60603 182 kjm  
ILLINOIS STATUTORY

### MAIL TO:

Foley Law and Tax Group, LLC  
549 S. Washington  
Naperville, IL 60540

### NAME & ADDRESS OF TAXPAYER:

Beverly Nesbitt  
215 W. Willow Street  
Chicago, IL 60614

### THE

**GRANTORS** Richard D. Nesbitt and Beverly Nesbitt, both divorced and Not Since Remarried

of the City of Chicago, of the County of Cook, and the State of Illinois for and in consideration of Ten (\$10.00) DOLLARS and other good and valuable consideration(s) in hand paid, REMISE, CONVEY AND QUIT CLAIM TO


**Beverly Nesbitt**, divorced and not since remarried, of 215 W. Willow Street of the City of Chicago, County of Cook, State of Illinois, all interest in the following described real estate situated in the County of Cook, in the State of Illinois, to wit:

SEE ATTACHED LEGAL DESCRIPTION

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

TO HAVE AND TO HOLD the above granted premises unto the parties of the second part forever, not as joint tenants or tenants by the entirety, but as tenants as common.

Permanent Index  
Number(s): 14-33-417-031-0000  
Property  
Address: 215 W. Willow Street, Chicago, IL 60614  
Dated this 23rd day of September, 2019



REAL ESTATE TRANSFER TAX		07-Oct-2019
	CHICAGO:	0.00
	STATE:	0.00
	TOTAL:	0.00 *
14-33-417-031-0000   20190901604713   0-133-191-264		
* Total does not include any applicable penalty or interest due.		



Richard D. Nesbitt



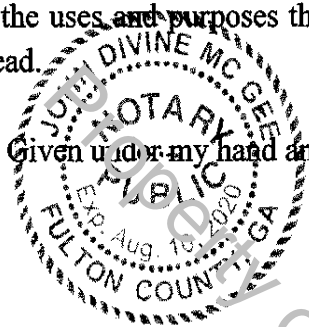
Beverly Nesbitt

REAL ESTATE TRANSFER TAX		07-Oct-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00
14-33-417-031-0000   20190901604713   1-999-312-480		

# UNOFFICIAL COPY

STATE OF Georgia )  
 ) SS.  
COUNTY OF Fulton )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Richard D. Nesbitt 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 in the 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 notarial seal, this 26<sup>th</sup> day of August, 2019.

[Signature]  
Notary Public

STATE OF ILLINOIS )  
 ) SS.  
COUNTY OF Cook )

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Beverly Nesbitt 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 she signed, sealed and delivered in the 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 notarial seal, this 24<sup>th</sup> day of September, 2019.



[Signature]  
Notary Public

THIS INSTRUMENT WAS PREPARED BY:  
John Foley, Esq.  
Foley Law & Tax Group, LLC  
549 S. Washington Street  
Naperville, IL 60540

**Exempt under Real Estate Transfer Tax Act  
Section 4, Paragraph (e).  
Dated: August 27, 2019**

[Signature]  
John Foley, Attorney at Law

# 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: Aug 126<sup>th</sup>, 2019

SIGNATURE: [Signature]  
Richard D. Nesbitt GRANTOR or AGENT

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

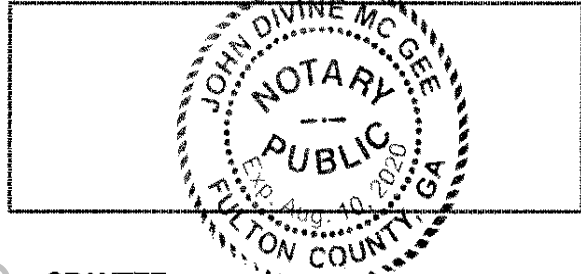
Subscribed and sworn to before me, Name of Notary Public: John Divine McGehee III

By the said (Name of Grantor): Richard D. Nesbitt

On this date of: Aug 126 2019

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: 9 124, 20

SIGNATURE: [Signature]  
Beverly Nesbitt 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: Clayton Thorn

By the said (Name of Grantee): Beverly Nesbitt

On this date of: 9 120

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)**)

# UNOFFICIAL COPY

## Exhibit A - Legal Description

THAT PART OF LOT 27 IN LOWE AND ROSSKOPF'S SUBDIVISION OF PART OF LOTS 12 AND 13 IN NORTH ADDITION TO CHICAGO BEING A SUBDIVISION OF THE SOUTHWEST 1/4 OF THE SOUTH EAST 1/4 OF SECTION 33, TOWNSHIP 40 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN LYING WEST OF A LINE DRAWN FROM A POINT ON THE NORTH LINE OF SAID LOTS 21.09 FEET EAST OF THE NORTHEAST CORNER OF SAID LOT TO A POINT ON THE SOUTH LINE OF SAID LOT 21.17 FEET EAST OF THE SOUTHWEST CORNER OF SAID LOT IN COOK COUNTY, ILLINOIS.

Property of Cook County Clerk's Office