

# UNOFFICIAL COPY

## QUIT CLAIM DEED Statutory (Illinois)



Doc# 1928434113 Fee \$88.00

MAIL TO:  
7241-45 LAWRENCE LLC  
5650 Redwood Drive  
Chicago Illinois 60631

RHSP FEE: \$9.00 RPRF FEE: \$1.00  
EDWARD M. MOODY  
COOK COUNTY RECORDER OF DEEDS  
DATE: 10/11/2019 02:36 PM PG: 1 OF 3

NAME & ADDRESS OF TAXPAYER:  
7241-45 LAWRENCE LLC  
5650 Redwood Drive  
Chicago Illinois 60631

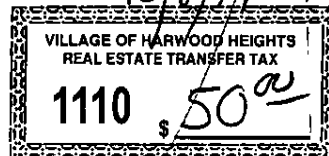
THE GRANTORS, Frank Scavelli, 5424 N. Pittsburgh, Chicago, Illinois, as trustee under the provisions of a declaration of trust dated June 13, 1997, and known as the Frank Scavelli Declaration of Trust, and Mary Anna Scavelli, 5424 N. Pittsburgh, Chicago, Illinois, as trustee under the provisions of a declaration of trust dated June 13, 1997, and known as the Mary Anna Scavelli Declaration of Trust with An undivided 1/2 interest to each as tenants in common, and to all and every successor or successors in trust under the trust agreements does hereby CONVEY AND QUIT CLAIM to 7241-45 LAWRENCE LLC of 5650 Redwood Drive, Chicago Illinois 60631 the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOTS 1 AND 2 IN BLOCK 2 IN OLIVER SALINGER & CO'S 2ND LAWRENCE AVENUE MANOR, BEING A SUBDIVISION OF LOT 7 IN C.R. BALL'S SUBDIVISION OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SECTION 18, TOWNSHIP 40 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN AND THE NORTH 25.4 ACRES OF THE NORTHEAST 1/4 OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 12 EAST OF THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

Permanent Index Number:  
12-13-206-009-0000 V.136  
12-13-206-010-0000 V. 136

Property Address: 7241-45 W. Lawrence, Harwood Heights, Illinois 60706

REAL ESTATE TRANSFER TAX		11-Oct-2019	
	COUNTY:	0.00	
	ILLINOIS:	0.00	
	TOTAL:	0.00	
12-13-206-009-0000   20191001609796   0-362-876-512			



Exempt under Real Estate Transfer Tax Law 35 ILCS 200/31-45 Subpara E and Cook County 93-9-27, para 4  
Dated 10/11/19 by [Signature]  
S P S M SC E INT SB

# UNOFFICIAL COPY

Dated this 4<sup>th</sup> day of October, 2019.

Josephine DeFilippis as successor trustee of the  
Frank Scavelli Trust Dated June 13, 1997 *Frank Scavelli Trust*  
*Dated June 13, 1997.*

Josephine DeFilippis as successor trustee of the  
Mary Anna Scavelli Trust Dated June 13, 1997 *Marianna Scavelli trust*  
*dated June 13, 1997.*

State of Illinois ) ILLINOIS  
                          )  
County of Cook ) COOK

I, CHRISTEL L. UCHWAT the undersigned, a Notary Public in and for the County, in the State aforesaid, DO HEREBY CERTIFY that Josephine DeFilippis, 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 he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes herein set forth, including the release and waiver of the right of homestead.

Given under my hand and official seal, this 4 day of October, 2019.

Christel L. Uchwat Notary Public



This instrument was prepared by The Law Office of Maria Pavone-Macek 8546 W. Lawrence, Norridge, Illinois 60706.

# 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: OCT 4, 2019

SIGNATURE: Joseph DeFilippis  
GRANTOR or AGENT

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

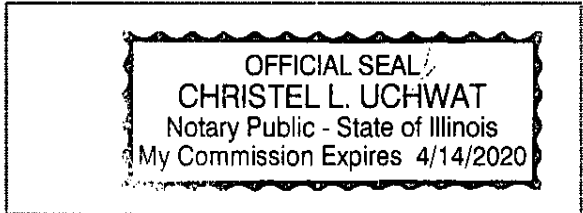
Subscribed and sworn to before me, Name of Notary Public: CHRISTEL L. UCHWAT

By the said (Name of Grantor): Joseph DeFilippis

AFFIX NOTARY STAMP BELOW

On this date of: Oct 4, 2019

NOTARY SIGNATURE: Christel L. Uchwat



### 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: OCT 4, 2019

SIGNATURE: Joseph DeFilippis as manager for 7241-45 LAWRENCE LLC.  
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: CHRISTEL L. UCHWAT

By the said (Name of Grantee): as manager for 7241-45 LAWRENCE LLC.

AFFIX NOTARY STAMP BELOW

On this date of: 4 Oct, 2019

NOTARY SIGNATURE: Christel L. Uchwat



**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)**)