



Chicago Title Insurance Company  
**QUIT CLAIM DEED**  
**ILLINOIS STATUTORY**

**UNOFFICIAL COPY**



\*1929806113\*

Doc# 1929806113 Fee \$88.00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 10/25/2019 03:49 PM PG: 1 OF 3

THE GRANTOR, **Stephen R. Dykun**, of the City of Crystal Lake, County of McHenry, State of Illinois for and in consideration of TEN & 00/100 DOLLARS in hand paid, and for other good and valuable consideration, CONVEYS and QUIT CLAIMS to **SRD Development-2227 Armitage LLC, an Illinois Limited Liability Company** (GRANTEE'S ADDRESS) 7020 Foxfire Drive, Crystal Lake, IL 60012 of the County of McHenry, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

**LOT 18 IN BLOCK 3 IN PIERCE'S ADDITION TO HOLSTEIN SUBDIVISION IN THE NORTH 1/2 OF THE SOUTHWEST 1/4 OF SECTION 31, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.**

**THIS PROPERTY DOES NOT REPRESENT HOMESTEAD IN GRANTOR.**

**SUBJECT TO:** Covenants, conditions and restrictions of record, General taxes billed or accrued but not paid and subsequent years including taxes which may accrue by reason of new or additional improvements during the years.

Permanent Real Estate Index Number: 14-31-302-017-0000  
 Address of Real Estate: 2227 West Armitage Avenue, Chicago, IL 60647

Dated this 21 day of October, 2019

By:   
 Stephen R. Dykun

S Y  
 P 3  
 S L  
 M 7  
 SC 7  
 E      
 INT 280

REAL ESTATE TRANSFER TAX		25-Oct-2019
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

14-31-302-017-0000 | 20191001625650 | 1-862-041-952

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

REAL ESTATE TRANSFER TAX		25-Oct-2019
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

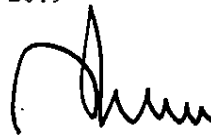
14-31-302-017-0000 | 20191001625650 | 2-064-023-904

# UNOFFICIAL COPY

STATE OF ILLINOIS, COUNTY OF MCHENRY ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT **Stephen R. Dykun**, 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 therein set forth.

Given under my hand and official seal, this 21<sup>st</sup> day of October, 2019



(Notary Public)



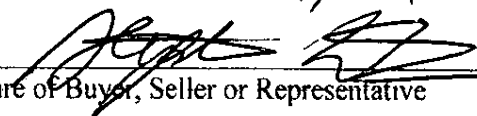
EXEMPT UNDER PROVISIONS OF PARAGRAPH

(e) (4)

SECTION 31-45,

REAL ESTATE TRANSFER TAX LAW

DATE: October 21, 2019

  
Signature of Buyer, Seller or Representative

**Prepared By:**

Daniel G. Lauer, Esq.  
1424 West Division Street  
Chicago, Illinois 60642

**Mail To:**

Daniel G. Lauer, Esq.  
1424 West Division Street  
Chicago, Illinois 60642

**Name & Address of Taxpayer:**

SRD Development-2227 Armitage LLC  
7020 Foxfire Drive  
Crystal Lake, Illinois 60012

Property of Cook County Clerk's Office

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

Dated October 21, 2019

Signature [Handwritten Signature]  
Grantor or Agent

SUBSCRIBED AND SWORN TO BEFORE  
ME BY THE SAID S Dyken  
THIS 21<sup>st</sup> DAY OF OCTOBER, 2019.

NOTARY PUBLIC [Handwritten Signature]



The grantee 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 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 October 21, 2019

Signature [Handwritten Signature]  
Grantee or Agent

SUBSCRIBED AND SWORN TO BEFORE  
ME BY THE SAID S Dyken  
THIS 21<sup>st</sup> DAY OF OCTOBER, 2019.

NOTARY PUBLIC [Handwritten Signature]



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.]