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Doc#: 1931945056 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 11/15/2019 01:24 PM Pg: 1 of 3

Dec ID 20191101642721

City Stamp 1-704-849-760

QUIT CLAIM DEED ILLINOIS STATUTORY


THE GRANTOR(S) Angela Beckman & Ian Adams, Wife & Husband, of the City of Chicago, County of Cook, State of Illinois for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to 4026 N Albany, LLC of an Illinois Limited Liability Company, all interest in the following described Real Estate situated in the County of Cook in the State of IL, to wit:

THE NORTH 30 FEET OF LOT 4 IN R.C. MOORE'S SUBDIVISION OF LOT 9, 10, 11, 12, AND 13 IN BLOCK 2 IN BALDWIN DAVIS SUBDIVISION OF THE SOUTHEAST 1/4 OF THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 13, TOWNSHIP 40 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

SUBJECT TO: Covenants, conditions and restrictions of record, Public and utility easements and roads and highways

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

Permanent Real Estate Index Number(s): 13-13-325-025-0000
Address(es) of Real Estate: 4026 N Albany Ave Chicago, IL 60618

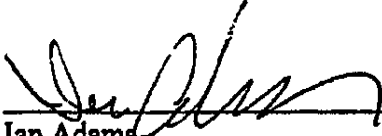
REAL ESTATE TRANSFER TAX		13-Nov-2019
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *

13-13-325-025-0000 | 20191101642721 | 1-704-849-760


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

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Dated This: October 7th, 2019



Ian Adams

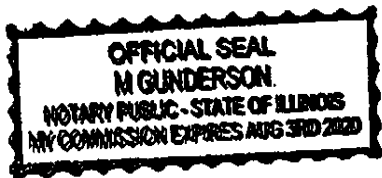


Angela Beckman

STATE OF ILLINOIS, COUNTY OF Cook ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ian Adams & Angela Beckman personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the said instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Dated This: October 7th, 2019





(Notary Public)

EXEMPT UNDER PROVISIONS OF PARAGRAPH

2 SECTION 31-45,

REAL ESTATE TRANSFER TAX LAW

DATE: Est. table 11/13/19
Signature of Buyer, Seller or Representative

Prepared by:
Michael J. Gunderson
The Gunderson Law Firm
2155 W. Roscoe St.
Chicago, IL 60618

Name and Address of Taxpayer:
4026 N Albany, LLC
3018 N Sawyer Ave
Chicago, IL 60618

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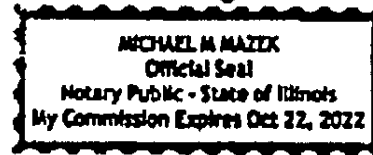
STATEMENTS BY GRANTOR AND GRANTEE

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 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 2/22/19, 2019.

Signature: *Earl Cabell*
Grantor or Agent

Subscribed and sworn to before me
by the said *Earl Cabell*
this 22 day of Feb, 2019.
Notary Public *Michael M. Mazek*

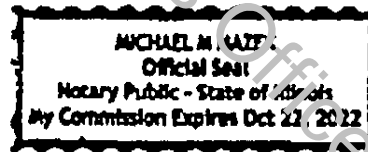


The Grantee or his Agent affirms and verifies that the name of the Grantee shown on the Deed or Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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.

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Signature: *Earl Cabell*
Grantee or Agent

Subscribed and sworn to before me
by the said *Earl Cabell*
this 22 day of Feb, 2019.
Notary Public *Michael M. Mazek*



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 the Deed or ABI to be recorded in Cook County, Illinois, if exempt under the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)