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QUIT CLAIM DEED

Doc#: 2001546073 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/15/2020 10:53 AM Pg: 1 of 6

Dec ID 20200101689520
ST/CO Stamp 1-444-168-544
City Stamp 1-919-689-568

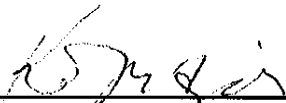
GRANTORS, Keith M. Higdon and Pamela A. Higdon, husband and wife, of the City of Scottsdale, County of Maricopa, State of Arizona, for and in consideration of TEN DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to 3707 N. Bosworth Avenue LLC, an Illinois limited liability company, with an address of 6525 E. Cave Creek Rd., #32, Cave Creek, AZ 85331

all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

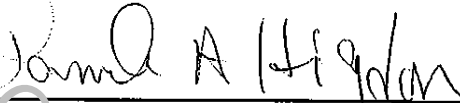
See Attached Legal

This is not homestead property.

DATED: December 5, 2019




Keith M. Higdon



Pamela A. Higdon

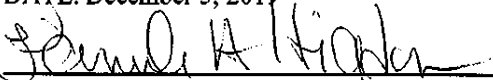
STATE OF ILLINOIS, COUNTY OF WILL, ss. I the undersigned, Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that Keith M. Higdon and Pamela A. Higdon, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me 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.

Given under my hand and seal, December 5, 2019.



Notary Public

EXEMPT UNDER PROVISIONS OF PARAGRAPH E,
SECTION 31-45, REAL ESTATE TRANSFER TAX LAW
DATE: December 5, 2019



Signature of Buyer, Seller or Representative



Prepared By and Mail To: James L. Poznak, Poznak Law Firm Ltd, 2001 Midwest Road, Suite 206, Oak Brook, IL 60523-4392

SEND SUBSEQUENT TAX BILLS TO: 3707 N. Bosworth Avenue LLC, 8 East Randolph Street, Unit 1508, Chicago, IL 60601

19019ISSUE
1003

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Property of Cook County Clerk's Office

COOK COUNTY CLERK'S OFFICE
100 N. LAUREL STREET
CHICAGO, IL 60602
TEL: 312.603.1000
WWW.COOKCOUNTYCLERK.COM



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Legal

LOT 36 IN OSCAR CHARLES ADDITION TO LANE PARK, A SUBDIVISION IN THE WEST HALF OF THE NORTHWEST QUARTER OF SECTION 20, TOWNSHIP 40 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS.

PERMANENT REAL ESTATE INDEX NUMBER: 14-20-112-028-0000

PROPERTY ADDRESS: 3707 NORTH BOSWORTH AVENUE, CHICAGO, IL 60613

REAL ESTATE TRANSFER TAX		13-Jan-2020
		COUNTY: 0.00
		ILLINOIS: 0.00
		TOTAL: 0.00
14-20-112-028-0000		20200101689520 1-444-168-544

	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
14-20-112-028-0000		20200101689520 1-919-689-568

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

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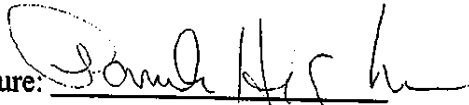
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STATEMENT BY GRANTOR AND GRANTEE

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, 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: December 5, 2019

Signature: 
Grantor or Agent

Subscribed and sworn to before me
By the said Grantor
This 5th day of December, 2019

Notary Public 



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 title to real estate under the laws of the State of Illinois.

Dated: December 5, 2019

Signature: 
Grantee or Agent

Subscribed and sworn to before me
By the said Grantee
This 5th day of December, 2019

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.)

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