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FIDELITY NATIONAL TITLE

QUIT CLAIM DEED ILLINOIS STATUTORY

20200101690257

Doc#: 2001646042 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 01/16/2020 09:07 AM Pg: 1 of 4

Dec ID 20200101690257
ST/CO Stamp 1-240-712-032
City Stamp 1-221-526-368

QUIT CLAIM DEED

THE GRANTORS, NICOLE SPICER, MORA SPICER II, MICHELLE EDMONDS and CLETUS EDMONDS III, for and in consideration of TEN & 00/100 DOLLARS, and other good and valuable consideration in hand paid, HEREBY QUIT CLAIMS to CONSTANCE PROPERTY LLC, an Illinois limited liability company, all of their right, title and interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOT 31 IN BLOCK 19 IN SOUTHFIELD, BEING A SUBDIVISION OF BLOCKS 17, 18, 19, 22, 23, 24, 26, 27, 28, 29, 30, 31 AND 32 IN JAMES STINSON'S SUBDIVISION OF EAST GRAND CROSSING IN THE SOUTHWEST 1/4 OF SECTION 25, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN IN COOK COUNTY, ILLINOIS

Property Address: 7729 South Constance Avenue, Chicago, Illinois 60649
PIN: 20-25-321-009-0000

EXEMPT UNDER THE PROVISIONS OF 35 ILCS 200/31-5(e) REAL ESTATE TRANSFER TAX ACT.

Mora Spicer II
Signature of Grantor or Grantor's Agent

1-8-20
Date

Nicole C. Spicer
Nicole Spicer

Mora Spicer II
Mora Spicer II

Michelle Edmonds
Michelle Edmonds

Cletus Edmonds III
Cletus Edmonds III

<REMAINDER OF PAGE INTENTIONALLY LEFT BLANK. NOTARY BLOCKS ON FOLLOWING PAGE>

REAL ESTATE TRANSFER TAX		14-Jan-2020
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
20-25-321-009-0000 20200101690257 1-221-526-368		

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

20-25-321-009-0000	20200101690257	1-240-712-032	
0.00	TOTAL:		
0.00	ILLINOIS:		
0.00	COUNTY:		
14-Jan-2020			

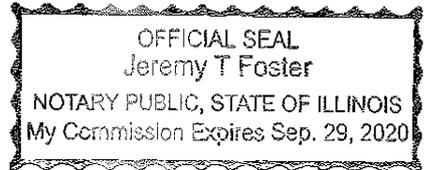
REAL ESTATE TRANSFER TAX

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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, Jeremy Foster, a Notary Public, do hereby certify that Cletus Edmonds III, who is personally known to me to be the person whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 8th day of January, 2020.



Notary Public Jeremy T Foster

My commission expires:

Prepared By & Mail to: Adam M. Hecht
Hecht Schondorf LLC
900 Skokie Boulevard
Suite 104
Northbrook, Illinois 60062

Name & Address of Taxpayer: Constance Property LLC
10834 S Normal
Chicago, IL 60628

Clerk's Office

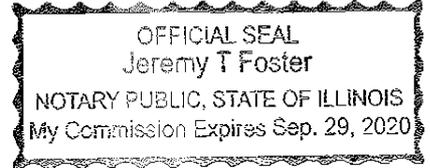
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STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, Jeremy Foster, a Notary Public, do hereby certify that Nicole Spicer, who is personally known to me to be the person whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered said instrument as her free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 8th day of January, 2020.

Notary Public J. Foster
My commission expires:

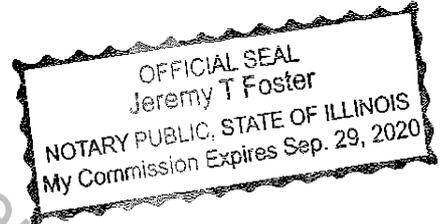


STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, Jeremy Foster, a Notary Public, do hereby certify that Mora Spicer II, who is personally known to me to be the person whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that he signed, sealed and delivered said instrument as his free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 8th day of January, 2020.

Notary Public J. Foster
My commission expires:

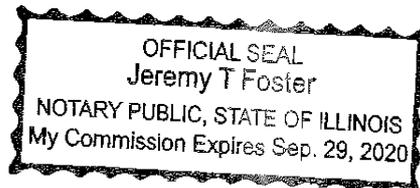


STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, Jeremy Foster, a Notary Public, do hereby certify that Michelle Edmonds, who is personally known to me to be the person whose name is subscribed in the foregoing instrument, appeared before me this day in person and acknowledged that she signed, sealed and delivered said instrument as her free and voluntary act for the uses and purposes therein set forth.

Given under my hand and notarial seal this 8th day of January, 2020.

Notary Public J. Foster
My commission expires:



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STATEMENT BY GRANTOR AND GRANTEE

The grantor or his/her agent affirms that, to the best of his/her 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 and hold title to real estate under the laws of the State of Illinois.

Date: 1/8/2020

Signature: [Handwritten Signature]

Sworn to and subscribed before me
this 8th day of January, 2020

[Handwritten Signature]
Notary Public



The grantee or his/her agent affirms that, to the best of his/her knowledge, the name of the grantor 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.

Date: 1/8/2020

Signature: [Handwritten Signature]

Sworn to and subscribed before me
this 8th day of January, 2020.

[Handwritten Signature]
Notary Public

