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Doc#: 2002246092 Fee: \$98.00

Edward M. Moody

Cook County Recorder of Deeds

Date: 01/22/2020 10:01 AM Pg: 1 of 4

Dec ID 20200101691307

ST/CO Stamp 1-273-672-544

QUIT CLAIM DEED ILLINOIS STATUTORY

MAIL TO:

VASIL P. LIOSATOS
KOVITZ SHIFRIN NESBIT
175 N ARCHER AVENUE
MUNDELEIN, ILLINOIS 60060

FIRST AMERICAN TITLE
FILE # 2977888

FOR RECORDER'S USE ONLY

THE GRANTOR(S), LINDA M. EDER N/K/A LINDA E. DI GATI, a married person, for and in consideration of Ten DOLLARS and other good and valuable consideration in hand paid, CONVEY(S) AND QUIT CLAIM(S) to GRANTEE(S), CLARENCE AND HARRISON II, LLC, an Illinois limited liability company, of all interest in the following described real estate situated in the City of OAK PARK, County of COOK, State of ILLINOIS, to wit:

SEE ATTACHED LEGAL DESCRIPTION:

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

PERMANENT INDEX NUMBER: 16-18-226-035-1031

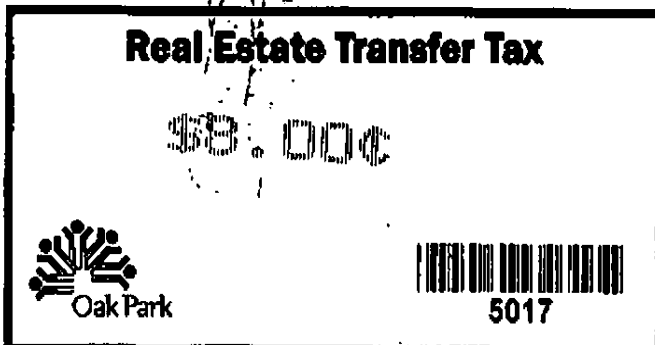
PROPERTY ADDRESS: 839 CLARENCE, UNIT-PATIO 3
OAK PARK, IL 60304

EXEMPT UNDER REAL ESTATE TRANSFER TAX LAW, 35
ILCS/31-44(E)

SIGNED AND DATED:

X [Signature] 1-13-2020
agent

Linda M. Eder n/k/a Linda E. Di Gati 1/13/20
LINDA M. EDER N/K/A LINDA E. DI GATI DATE

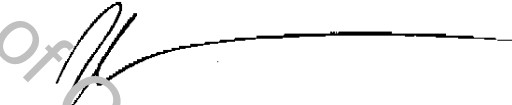


UNOFFICIAL COPY

STATE OF Illinois }
COUNTY OF Lake }

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT* known to me to be the same person(s) whose name(s) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that they signed, sealed and delivered the instrument as a free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.* * Linda M. Eder NKA Linda E. Di Gati

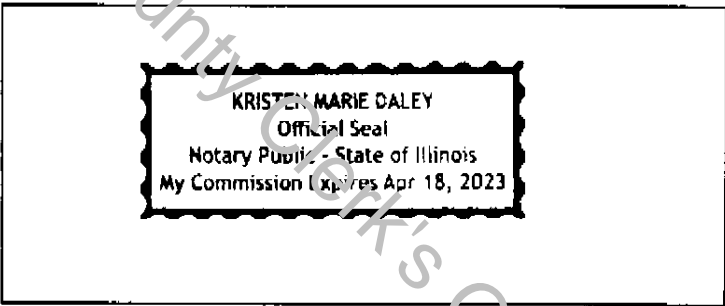
Given under my hand and notarial seal, this 13th day of January, 2019²⁰



Notary Public

My commission expires on 4/18/2023

Exempt under the provisions of 35 ILCS/31-44(E).



IMPRESS NOTARY SEAL HERE

Mail Tax Bills To:
Clarence and Harrison II, LLC
C/O Redpoint Capital Management
136 N. Marion Street, Suite 202
Oak Park, Illinois 60301

NAME AND ADDRESS OF PREPARER:

VASIL P. LIOSATOS
KOVITZ SHIFRIN NESBIT
175 N ARCHER AVENUE
MUNDELEIN, ILLINOIS 60060

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EXHIBIT A

LEGAL DESCRIPTION

UNIT NO. PATIO SPACE 3, IN CLARENCE COURT CONDOMINIUM, AS DELINEATED ON A PLAT OF SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND: LOTS 19, 20, 21 AND 22, IN BLOCK 7, IN MERCHANTS MADISON STREET ADDITION TO CHICAGO, IN THE NORTHEAST QUARTER OF SECTION 18, TOWNSHIP 39 NORTH, RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, WHICH PLAT OF SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM OWNERSHIP RECORDED JANUARY 9, 2002, AS DOCUMENT NO. 0020035465, AS AMENDED FROM TIME TO TIME, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

PERMANENT INDEX NUMBER: 16-18-226-035-1031

PROPERTY ADDRESS: 839 CLARENCE, UNIT-PATIO 3
OAK PARK, IL 60304

Property of Cook County Clerk's Office

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First American

First American Title Insurance Company
30 North LaSalle Street, Suite 2220

Chicago, IL 60602
Phone: (312)750-6780
Fax: (866)563-2766

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: January 14, 2020

Signature: _____

Grantor or Agent

Subscribed and sworn to before me by the said agent, affiant, on January 14, 2020.

Notary Public

Brenda Lee Semeniuk



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: January 14, 2020

Signature: _____

Grantee or Agent

Subscribed and sworn to before me by the said agent, affiant, on January 14, 2020.

Notary Public

Brenda Lee Semeniuk

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 the provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

