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QUIT CLAIM DEED Illinois Statutory

Mail To:

JTM 2020 Enterprises, LLC 2229 N. Lacrosse Avenue Chicago, IL 60639

Name & Address of Taxpayer: JTM 2020 Enterprises, LLC 2229 N. Lacrosse Avenue Chicago, IL 60639



Doc# 2003522091 Fee \$88,00

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

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 02/04/2020 03:40 PM PG: 1 OF 3

RECORDER'S STAMP

The GRANTOR(S). Mario Arroyo, a single man, of 2229 North LaCrosse Avenue, Chicago, Illinois, for and in consideration of Ten Dollars (\$10.00) and other good and valuable consideration in hand paid, CONVEY(S) AND QUIT CLAIM(S) to JTM 2020 Enterprises, LLC, an Illinois Limited Liability Company of 2229 N. Lacrosse Avenue, Chicago, Illinois, all his right, title and interest in the following described land in the County of Cook, State or Illinois; to wit:

PARCEL 1:

LOTS 9, 10 AND 11 IN BLOCK 26 IN RESUBDIVISION OF THE SOUTH ½ OF BLOCKS 18 TO 24, INCLUSIVE, AND THE NORTH ½ OF BLOCKS 25 TO 32, INCLUSIVE IN WEST CHICAGO LAND CO'S SUBDIVISION OF THE SOUTH ½ OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COCK COUNTY, ILLINOIS.

PARCEL 2:

LOT 14 AND THE WEST ½ OF LOT 13 IN THE RESUPCIVISION OF THE NORTH ½ OF BLOCK 26 IN THE SUBDIVISION OF THE SOUTH ½ OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPTING FROM THE ABOVE DESCRIBED PREMISES THAT PART THEREOF TAKEN FOR THE WIDENING OF RAMBOLPH STREET), IN COOK COUNTY, ILLINOIS.

PARCEL 3:

LOTS 47 AND 48 IN BLOCK 25, IN WEST CHICAGO LAND CO'S SUBDIVISION OF THE SOUTH ½ OF SECTION 10, TOWNSHIP 39 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

Subject to: Covenants, conditions and restrictions of record, real estates for the year 2515 and subsequent years.

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

TO HAVE AND TO HOLD said premises in fee simple, forever.

PIN: 16-10-325-009-0000 (Parcel 1) 16-10-325-007-0000 (Parcel 2) 16-10-324-032-0000 (Parcel 3)

Property Address:4629 West West End Avenue, Chicago, Illinois 60644 (Parcel 1)
4641 West West End Avenue, Chicago, Illinois 60644 (Parcel 2)
4700 West Washington Boulevard, Chicago, Illinois 60644 (Parcel 3)



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Dated: January 21, 2020

Maneo	omento.	(seal)
Mario Arroyo		

STATE OF ALLINOIS }SS COUNTY OF COCK

I, the undersigned, a Retary Public in and for said County, in the State of Illinois, DO HEREBY CERTIFY THAT Mario Arroyo, personally know to me to be the same person(s) whose name(s) is/are subscribed to the foregoing instrument, ar peared before me this day in person, and acknowledged that he/she/they signed, sealed and delivered the said instrument as his/her/their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Given under my hand and notarial seai,

WITNESS my hand and official seal.

My Commission Expires

(Seal)

Signature

OFFICIAL SEAL XIOMARA MENDOZA NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES.09/08/23

Prepared by: Thayer C. Torgerson

2400 North Western Avenue

Suite 201

Chicago, Illinois 60647

REAL ESTATE TRANSFER TAX 0.00 COUNTY: 0.00 ILLINOIS: 0.00 TOTAL: 20200201608662 | 1-433-304-416

04-Feb-2020

County - Illinois Transfer Stamps Exempt under provisions of paragraph Section 31-45, Real Estate

Transfer Tax Law

0.00 *

Date:

Buyer, Seller or Represe

REAL ESTATE TRANSFER TAX		04-Feb-2020
A CONTRACTOR OF THE PARTY OF TH	CHICAGO:	0.00
	CTA:	0.00

16-10-325-009-0000 | 20200201608662 | 0-993-696-608

TOTAL:

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

2003522091 Page: 3 of 3

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STATEMENT OF GRANTOR/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 12/ , 200 Signature: March	- angosto:
Grantor or A	Agent
Subscribed and sworn to before	***************************************
me by the said Mario mirajo	OFFICIAL SEAL
this 2/ day of January	XIOMARA MENDOZA }
200 1/2 / 1	NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES:09/08/23
Notary Public / M/	WIT COMMINISSION EXPIRES:09/08/23
94	

The grantee 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 entily 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/, 3630 Signature: Mand Canalog Grantee or Agent

Subscribed and sworn to before me by the said <u>Mar/o Hrra/o</u> this <u>3/</u> day of <u>Jaquary</u>,

Notary Public _

OFFICIAL SEAL XIOMARA MENDOZA NOTARY PUBLIC - STATE OF ILLINOIS MY COMMISSION EXPIRES 09/08/23

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