

# UNOFFICIAL COPY

Doc#. 2007647165 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 03/16/2020 01:33 PM Pg: 1 of 3

FIDELITY NATIONAL TITLE

SA9031974

1/3

**QUITCLAIM DEED**

Mail To / Prepared By:  
Jason M. Francis Sr.  
1109 N. Bloomington Street  
Streator, IL 61364

Dec ID 20200301637923  
ST/CO Stamp 0-508-624-736 ST Tax \$95.00 CO Tax \$47.50

WITNESSETH, that the Grantor,  
**JOS Investment Group, LLC**, an Illinois  
Limited Liability Company  
created and existing under and by virtue of  
the Laws of the State of Illinois, for the  
consideration of Ten & no/100 (\$10.00) and  
other good & Valuable consideration, in hand  
paid, does Hereby remise, release and  
quitclaim unto **Jason M. Francis Sr.** a

(The Above Space for Recorder's Use Only)

married man residing in LaSalle County, IL, having his principal office at the following address, **1109 N. Bloomington Street, Streator, IL 61364**, all right, title, interest, and claim in the following described Real Estate, situated in the County of Cook, State of Illinois, to wit.

**SEE ATTACHED LEGAL**

P.I.N.: 30-29-403-019-0000  
Property Address: 3645 177<sup>TH</sup> PLACE, LANSING, IL 60438

EXEMPT UNDER THE PROVISIONS OF PARAGRAPH D SECTION 4-214 OF THE REAL ESTATE TRANSFER ACT.

N/A, Date: \_\_\_\_\_

IN WITNESS WHEREOF, the grantor has signed and sealed these presents this 11<sup>TH</sup> day of NOVEMBER 2019

Maria Piechnik Managing Member of JOS Investment Group, LLC

STATE OF ILLNOIS,

The undersigned, a Notary Public in and for said County in the State aforesaid, DO HEREBY CERTIFY that Maria Piechnik is personally known to me to be the same person(s) whose name(s) are subscribed to the forgoing 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 waiver of the right of homestead.

Given under my hand and official seal this 11<sup>TH</sup> day of NOVEMBER 2019.



Notary Public [Signature]

My Commission Expires: 05/23/2022

Mail subsequent tax bills to: Jason M. Francis Sr. - 1109 N. Bloomington Street, Streator, IL 61364



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## LEGAL DESCRIPTION

LOT 43 IN BLOCK 3 IN MORNINGSIDE ADDITION, BEING A SUBDIVISION OF LOTS A, B, AND C IN MEETER'S FIRST SUBDIVISION OF CERTAIN LANDS IN FRACTIONAL SOUTHEAST QUARTER OF FRACTIONAL SECTION 29 AND THE FRACTIONAL EAST HALF OF FRACTIONAL SECTION 32, ALL IN TOWN 36 NORTH, RANGE 15, EAST OF THE THIRD PRINCIPAL MERIDIAN, AS PER PLAT THEREOF RECORDED JUNE 28, 1923 AS DOCUMENT NUMBER 7998946.

Commonly known as 3645 177<sup>TH</sup> PLACE, LANSING, IL 60438

Property Index No. 30-29-403-019-0000

REAL ESTATE TRANSFER TAX		11-Mar-2020
	COUNTY:	47.50
	ILLINOIS:	95.00
	TOTAL:	142.50
30-29-403-019-0000	20200301637923	0-508-624-736

Property of Cook County Clerk's Office

# UNOFFICIAL COPY

Village of Lansing

Patricia Eidam  
Mayor



Office of the Treasurer

Alette Frye  
Treasurer

THIS INSTRUMENT PREPARED BY  
AND WHEN RECORDED RETURN TO:

## VILLAGE OF LANSING CERTIFICATE OF PAYMENT OF OUTSTANDING SERVICE CHARGES

The undersigned, Village Treasurer for the Village of Lansing, Cook County, Illinois, certifies that all outstanding service charges, including but not limited to, water service, building code violations, and other charges, plus penalties for delinquent payments, if any, for the following described property have been paid in full as of the date of issuance set forth below.

Title Holder's Name: JCS Investment Group, LLC  
255 N Buffalo Grove Road, #7841  
Buffalo Grove, IL 60089  
773-415-5900

Telephone: 773-415-5900

Attorney or Agent: N/A  
 Telephone No.: N/A

Property Address: 3645 177<sup>th</sup> Place  
Lansing, IL 60438

Property Index Number (PIN): 30-29-403-019-0000

Water Account Number: 102 2800 00 03

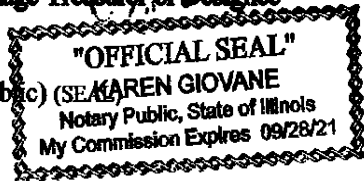
Date of Issuance: January 14, 2020

(State of Illinois)  
(County of Cook)

This instrument was acknowledged before  
me on January 14 2020 by  
Karen Giovane

By: [Signature]  
Village Treasurer or Designee

[Signature] (Signature of Notary Public)



THIS CERTIFICATE IS GOOD FOR ONLY 30 DAYS AFTER THE DATE OF ISSUANCE.