

UNOFFICIAL COPY

Doc#: 2023320113 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/20/2020 10:04 AM Pg: 1 of 3

Dec ID 20200701625754

City Stamp 0-292-272-864

File Number: OS3300-20014614

This instrument prepared by: Ross M. Rosenberg, Esq., Rosenberg LPA, Attorneys At Law,
3805, Edwards Road, Suite 550, Cincinnati, Ohio 45209 (513) 247-9605.

After Recording, Send To:

Title365
345 Folsom Road Bldg. 5
Coracoria, PA 15108

Mail Tax Statements To: Deborah A. Grant-Jennett and William O Jennett: 4312 South
Greenwood Avenue 2N, Chicago, IL 60653


PROPERTY APPRAISAL (TAX/APN) PARCEL IDENTIFICATION NUMBER
20-02-303-062-1005

QUITCLAIM DEED

Exempt: Section 35 ILCS 200/31-45(e): consideration less than \$100

Deborah A. Grant-Jennett who acquired title as Deborah Jennett, a married woman, hereinafter grantor, whose tax-mailing address is 4312 South Greenwood Avenue 2N, Chicago, IL 60653, for \$1.00 (One Dollar and Zero Cents) in consideration paid, grants and quitsclaims to Deborah A. Grant-Jennett and William O. Jennett, wife and husband as joint tenants, hereinafter grantees, whose tax mailing address is 4312 South Greenwood Avenue 2N, Chicago, IL 60653, with quitclaim covenants, all right, title, interest and claim to the following land in the following real property:

The land hereinafter referred to is situated in the City of Chicago, County of Cook, State of IL, and is described as follows: Parcel 1: Unit 2N in the 4310-4312 Greenwood Condominium as delineated on a survey of the following described real estate: Lots 1, 2 and the North 8.99 feet of Lot 3 in Otis Subdivision of the South 2 feet of Lot 4 and Lots 5 to 8 in the Subdivision of the North 3.79 Chains of Block 2 in the Subdivision by executors of E. K. Hubbard of the

REAL ESTATE TRANSFER TAX		09-Jul-2020
	CHICAGO:	0.00
	CTA:	0.00
	TOTAL:	0.00 *
20-02-303-062-1005 20200701625754 0-292-272-864		

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East half of the Southwest quarter of Section 2, Township 38 North, Range 14 East of the Third Principal Meridian; which survey is attached as Exhibit "C" to the Declaration of Condominium recorded as Document Number 0819039039 together with its undivided percentage interest in the common elements, all in Cook County, Illinois. Parcel 2; The exclusive right to the use of P-5, a limited common element as delineated on the survey attached to the Declaration aforesaid recorded as Document Number 0819039039. Being the same property conveyed from Blanton Canady II, a married man to Deborah Jennett, a married woman by deed dated May 22, 2017 and recorded June 1, 2017 in Instrument Number 1715212023 of Official Records. APN: 20-02-303-062-1005
Property Address is: 4312 South Greenwood Avenue 2N, Chicago, IL 60653

Prior instrument reference: 1715212023

The real property described above is conveyed subject to and with the benefit of: All easements, covenants, conditions and restrictions of record; in so far as in force applicable.

The real property described above is conveyed subject to the following: All easements, covenants, conditions and restrictions of record; All legal highways; Zoning, building and other laws, ordinances and regulations; Real estate taxes and assessments not yet due and payable; Rights of tenants in possession.

TO HAVE AND TO HOLD the same together with all and singular the appurtenances thereunto belonging or in anywise appertaining and all the estate, right, title interest, lien equity and claim whatsoever of the said grantor, either in law or equity, to the only proper use, benefit and behalf of the grantees forever.

Cook County Clerk's Office

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: 7/17/2020

SIGNATURE: Deborah Burch
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

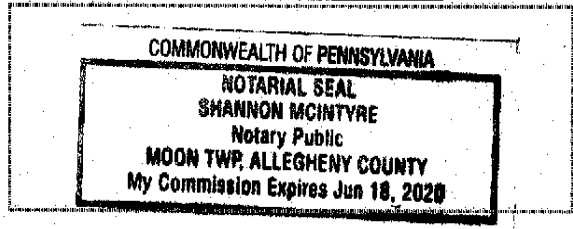
Shannon McIntyre

By the said (Name of Grantor): Deborah Burch

AFFIX NOTARY STAMP BELOW

On this date of: 7/17/2020

NOTARY SIGNATURE: Shannon McIntyre



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 7/17/2020

SIGNATURE: Deborah Burch
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

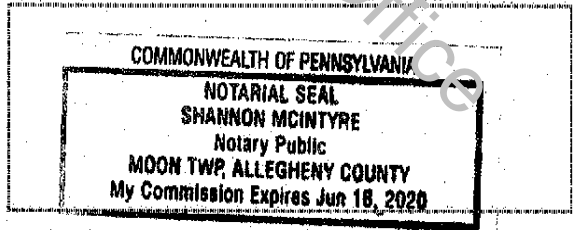
Shannon McIntyre

By the said (Name of Grantee): Deborah Burch

AFFIX NOTARY STAMP BELOW

On this date of: 7/17/2020

NOTARY SIGNATURE: Shannon McIntyre



CRIMINAL LIABILITY NOTICE

Pursuant to Section 55 ILCS 5/3-5020(b)(2), 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**