

UNOFFICIAL COPY

Doc#. 2023722140 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 08/24/2020 02:34 PM Pg: 1 of 5

Dec ID 20200601612105
ST/CO Stamp 0-176-437-984
City Stamp 1-146-764-000

QUIT CLAIM DEED
ILLINOIS STATUTORY

GIT

41053534 1/2

THE GRANTOR(S) TIMOTHY P. GALLAGHER, a(n) Married person, of the City of Chicago, County of Cook, State of Illinois, with title being held as an individual, for and in consideration of Ten and 00/100 Dollars and other good and valuable consideration in hand paid, CONVEY(S) and QUIT CLAIM(S) to TIMOTHY P. GALLAGHER and LAUREN GALLAGHER, a married couple, husband and wife, of the City of Chicago, County of Cook, State of Illinois, as **Tenants by the Entirety**, all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

See Exhibit "A" attached hereto and made a part hereof

SUBJECT TO: Covenants, conditions and restrictions of record, Public and utility easements and roads and highways

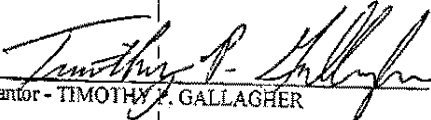
Hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

This is not homestead property

Permanent Real Estate Index Number(s): 17-22-303-048-1043

Address(es) of Real Estate: 1727 S Indiana Ave. Unit 323 Chicago, IL 60616

Signed:


Grantor - TIMOTHY P. GALLAGHER

Date:

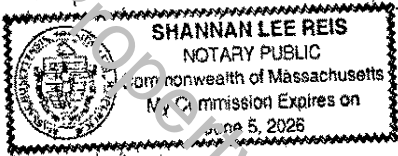
8/24/2020

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Massachusetts
STATE OF ILLINOIS, COUNTY OF Norfolk ss.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT TIMOTHY P. GALLAGHER, personally known to me to be the same person(s) whose name(s) are subscribed to the foregoing 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 and waiver of the right of homestead.

Given under my hand and official seal, this 22 day of June, 2020.



[Signature]
Shannan Lee Reis
Ex: 6/5/25
(Notary Public)

Prepared by:
The Gunderson Law Firm
2155 W. Roscoe St.
Ste. 1-South
Chicago, IL 60618

REAL ESTATE TRANSFER TAX		07-Jul-2020
COUNTY:		0.00
ILLINOIS:		0.00
TOTAL:		0.00
17-22-303-048-1043 20200601612105 0-176-437-984		

Name and Address of Taxpayer: *mail to*
TIMOTHY P. GALLAGHER and LAUREN GALLAGHER
1727 S Indiana Ave. Unit 323 Chicago, IL 60616

REAL ESTATE TRANSFER TAX		07-Jul-2020
CHICAGO:		0.00
CTA:		0.00
TOTAL:		0.00 *
17-22-303-048-1043 20200601612105 1-146-764-000		
* Total does not include any applicable penalty or interest due.		

Exempt under provisions of Paragraph E
Section 4 Real Estate Transfer Act.

6/22/20
Date Buyer, Seller, or Representative

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STATEMENTS BY GRANTOR(S)

The grantor or their agent affirms that, to the best of their knowledge, the name of the grantee(s) 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.

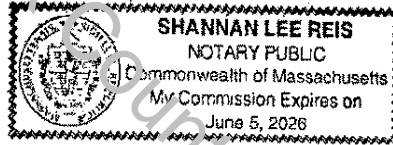
Date: 6/22/2020

Signature: *Timothy P. Gallagher*
TIMOTHY P. GALLAGHER

State of MA County of Norfolk
SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Timothy P. Gallagher
THIS 22 DAY OF June,
20 20

NOTARY PUBLIC

Shannan Lee Reis
exp. 6/5/26



PROVIDENT COUNTY CLERK'S OFFICE

UNOFFICIAL COPY

STATEMENTS BY GRANTEE(S)

The grantee or their agent affirms and verifies that the name of the grantee(s) 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.

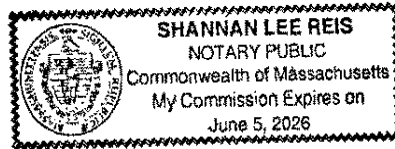
Date: 6/22/2020

Signature: *Timothy P. Gallagher*
TIMOTHY P. GALLAGHER

State of MA County of Norfolk
SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Timothy P. Gallagher
THIS 22 DAY OF June,
20 20

NOTARY PUBLIC

Shannan Lee Reis
ep. 615116



The grantee or their agent affirms and verifies that the name of the grantee(s) 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.

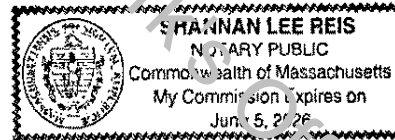
Date: 6/22/2020

Signature: *Lauren Gallagher*
LAUREN GALLAGHER

State of MA County of Norfolk
SUBSCRIBED AND SWORN TO BEFORE
ME BY THE SAID Lauren Gallagher
THIS 22 DAY OF June,
20 20

NOTARY PUBLIC:

Shannan Lee Reis
ep. 615116



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 a Class A misdemeanor for subsequent offenses.

Attached to deed or ABI to be recorded in _____, if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Act.

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EXHIBIT "A"

PARCEL 1:

UNIT NO. 323 IN THE PRAIRIE DISTRICT LOFTS CONDOMINIUM AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED REAL ESTATE: PART OF THE SOUTHWEST FRACTIONAL QUARTER OF SECTION 22, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN; WHICH SURVEY IS ATTACHED AS AN EXHIBIT TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0727022166; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS .

PARCEL 2:

NON-EXCLUSIVE EASEMENTS FOR THE BENEFIT OF PARCEL 1 AND OTHER PROPERTY FOR INGRESS, EGRESS, USE AND ENJOYMENT AS CREATED BY DECLARATION OF COVENANTS, CONDITIONS AND RESTRICTIONS AND EASEMENTS RECORDED AS DOCUMENT NUMBER 0727022161.

TAX ID # 17-22-303-048-1043

Property address: 1727 South Indiana Avenue, Unit 323, Chicago, IL 60616

Tax Number: 17-22-303-048-1043

Property of Cook County Clerk's Office