

UNOFFICIAL COPY

Doc#: 2024715117 Fee: \$98.00
Edward M. Moody
Cook County Recorder of Deeds
Date: 09/03/2020 04:14 PM Pg: 1 of 3

Dec ID 20200701635153
ST/CO Stamp 0-220-550-880
City Stamp 0-891-639-520

QUIT CLAIM DEED

(Illinois Statutory)

GIT

10006118 (2/12)

After Recording Mail To:

Ryan W. Gardner
Lavelle Law, Ltd.
1933 N. Meacham Road, Suite 600
Schaumburg, Illinois 60173

Send Subsequent Tax Bills To:

Ginnette Harvey
2036 N. Sedgwick Street, Unit G
Chicago, Illinois 60614

THE GRANTOR, Ginnette Harvey, individually, of 660 West Wayman Street, Unit 201B, City of Chicago, County of Cook, State of Illinois, for and in consideration of Ten and 00/100 Dollars, and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS into 660 W Wayman LLC, an Illinois Limited Liability Company, organized under the state laws of Illinois, all interest in the following described Real Estate situated in Cook County, Illinois, to wit:

Legal Description attached hereto as Exhibit A and made a part hereof.

Permanent Real Estate Index Number: 17-09-301-008-1009

Address of Real Estate: 660 West Wayman Street, Unit 201B, Chicago, Illinois 60661

SUBJECT TO: General real estate taxes not due and payable at the time of Closing; covenants, conditions and restrictions of record; and building lines and easements, if any, provided they do not interfere with the current use and enjoyment of the Real Estate. 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 forever.



Ginnette Harvey

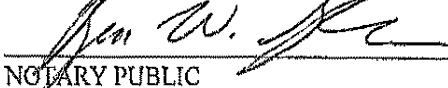
Dated this 10th day of January, 2020.

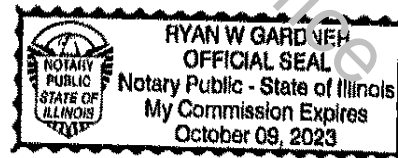
16006118 2.0.12

STATE OF ILLINOIS, COUNTY OF COOK, SS.

I, the undersigned, a Notary Public in and for said County, in the State aforesaid, CERTIFY THAT Ginnette Harvey, personally known to me to be the same person whose name is subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he signed, sealed and delivered the said instrument as his free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

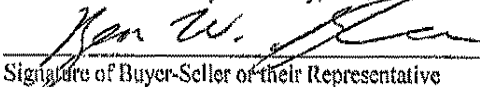
Given under my hand and official seal, this 10th day of January, 2020.

 (SEAL)
NOTARY PUBLIC



State of Illinois
DEPARTMENT OF REVENUE
STATEMENT OF EXEMPTION UNDER REAL ESTATE TRANSFER TAX ACT

I hereby declare that the attached deed represents a transaction exempt under provisions of Paragraph g, Section 4, of the Real Estate Transfer Tax Act. Dated this 10th day of January, 2020.


Signature of Buyer-Seller or their Representative

Prepared by: Ryan W. Gardner, Lavelle Law, Ltd., 1933 N. Meacham Road, Suite 600, Schaumburg, Illinois 60173
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EXHIBIT A - LEGAL DESCRIPTION

PARCEL 1:

UNIT 201B IN THE TRIO II CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING REAL ESTATE:

(THAT PORTION OF) LOTS 1 TO 11, BOTH INCLUSIVE, IN BLOCK 62 IN CANAL TRUSTEE'S SUBDIVISION OF LOTS AND BLOCKS IN THE ORIGINAL TOWN OF CHICAGO IN THE SOUTHWEST 1/4 OF SECTION 9, TOWNSHIP 39 NORTH, RANGE 14 EAST OF THE THIRD PRINCIPAL MERIDIAN, EXCEPTING THEREFROM THE INTEREST ACCRUING TO SAID LOTS IN AND TO VACATED CARROLL AVENUE NORTH AND ADJOINING SAID LOTS AND ALSO EXCEPTING THEREFROM THAT PART THEREOF CONVEYED TO THE NORTH SUBURBAN MASS TRANSIT, A MUNICIPAL CORPORATION OF ILLINOIS BY DEED RECORDED MARCH 5, 1976 AS DOCUMENT NUMBER 23408724, AS CORRECTED BY DEED RECORDED NOVEMBER 14, 1978 AS DOCUMENT NUMBER 24716776;

WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 0728203080, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS, ALL IN COOK COUNTY, ILLINOIS.

AND ALSO:

THE (EXCLUSIVE) RIGHT TO THE USE OF S-9, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT NUMBER 0728203080.

PARCEL 2:

A PERPETUAL AND NON-EXCLUSIVE EASEMENT FOR THE BENEFIT OF PARCEL 1 AS CREATED BY THE RECIPROCAL EASEMENT AGREEMENT AND RECORDED MARCH 31, 2005 AS DOCUMENT NUMBER 0509033011, AS AMENDED FROM TIME TO TIME MADE BY AND BETWEEN 325 UNION, LLC AN ILLINOIS LIMITED LIABILITY COMPANY AND CMC HEARTLAND PARTNERS, A DELAWARE LIMITED PARTNERSHIP FOR THE PURPOSE OF INGRESS AND EGRESS OVER, UPON AND ACROSS THE DRIVE AISLES IN ANY PARKING DECK IMPROVEMENTS FROM TIME TO TIME LOCATED ON THE CMC PROPERTY TO PROVIDE ACCESS FOR MOTOR VEHICLES TO AND FROM THE 325 PROPERTY FROM AND TO DES PLAINES AVENUE.

Permanent Real Estate Index Number: 17-09-301-008-1009

Address of Real Estate: 660 West Wayman Street, Unit 201B, Chicago, Illinois 60661

REAL ESTATE TRANSFER TAX 17-Jul-2020



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

17-09-301-008-1009 | 20200701635153 | 0-220-550-880

REAL ESTATE TRANSFER TAX 17-Jul-2020



CHICAGO:	0.00
CTA:	0.00
TOTAL:	0.00 *

17-09-301-008-1009 | 20200701635153 | 0-891-639-520

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

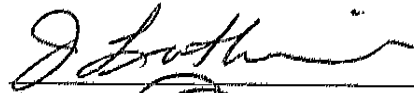
THIS INSTRUMENT FILED FOR RECORD
BY GIT AS AN ACCOMODATION ONLY.
IT HAS NOT BEEN EXAMINED AS TO ITS
EXECUTION OR AS TO THE EFFECT UPC
TITLE.

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STATEMENT BY GRANTOR AND GRANTEE

The Grantor or his/her Agent affirms that, to the best of his/her 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.

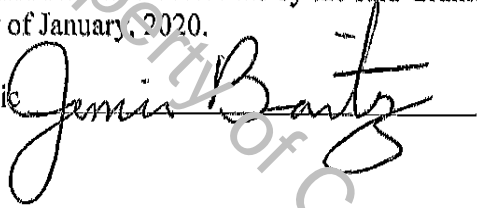
Dated January 10, 2020.



Grantor or Agent

Subscribed and sworn to before me by the said Grantor this 10th day of January, 2020.


Notary Public





The Grantee or his/her 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 title to real estate under the laws of the State of Illinois.

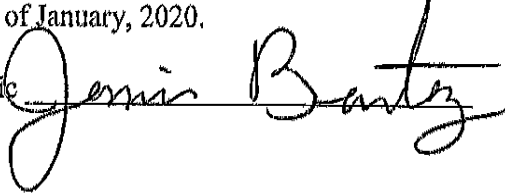
Dated January 10, 2020.



Grantee or Agent

Subscribed and sworn to before me by the said Grantee this 10th day of January, 2020.

Notary Public





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.