

# UNOFFICIAL COPY

Doc#: 2029244338 Fee: \$98.00  
Edward M. Moody  
Cook County Recorder of Deeds  
Date: 10/20/2020 03:58 PM Pg: 1 of 4

Dec ID 20200901686242

City Stamp 0-508-946-912

## QUIT CLAIM DEED

THE GRANTOR, ROSEMARY L. TIRIO, an unmarried woman, made this 14th day of August, A.D. 2020, of the City of Chicago, County of Cook, and State of Illinois, for and in consideration of the sum of Ten Dollars and other valuable consideration in hand paid, Conveys and Quit Claims to ROSEMARY L. TIRIO as Trustee of the Rosemary L. Tirio Living Trust dated 8/14/2020, the beneficial interest of said trust being held by ROSEMARY L. TIRIO, of Chicago, Illinois, the following described Real Estate, to-wit:

### PARCEL 1.

UNIT 302 IN CONSERVANCY AT NORTH PARK CONDOMINIUM 1 AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PRAMISES:

THAT PART OF THE EAST 833 FEET OF THE WEST 883 FEET OF THE NORTH 583 FEET OF THE SOUTH 633 FEET OF THE SOUTHWEST ¼ OF SECTION 2, TOWNSHIP 46 NORTH RANGE 13 EAST OF THE THIRD PRINCIPAL MERIDIAN, (EXCEPT THAT PART OF THE LAND DEDICATED FOR PUBLIC ROADWAY BY DOCUMENT 26700736) DESCRIBED AS FOLLOWS: COMMENCING AT THE NORTHWEST CORNER OF SAID TRACT; THENCE EAST ON THE NORTH LINE OF SAID TRACT A DISTANCE OF 833.00 FEET TO THE NORTHEAST CORNER OF SAID TRACT; THENCE SOUTH 0 DEGREES 06 MINUTES 24 SECONDS EAST ON THE EAST LINE OF SAID TRACT A DISTANCE OF 583 FEET TO THE SOUTHEAST CORNER OF SAID TRACT; THENCE WEST ON THE SOUTH LINE OF SAID TRACT A DISTANCE OF 2055.38 FEET; THENCE NORTH A DISTANCE OF 120 FEET TO THE POINT OF BEGINNING; THENCE CONTINUING NORTH ON THE LAST DESCRIBED LINE 89.0 FEET; THENCE WEST 78.0 FEET, THENCE SOUTH 89 FEET THENCE EAST 204 FEET TO THE POINT OF BEGINNING IN COOK COUNTY, ILLINOIS WHICH SURVEY IS ATTACHED TO DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 94923282 TOGETHER WITH ITS UNDIVIDED PERCENTAGE OF INTEREST IN THE COMMON ELEMENTS

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**PARCEL 2:**

THE EXCLUSIVE RIGHT TO THE USE OF PARKING SPACE 302 AND STORAGE SPACE 302, LIMITED COMMON ELEMENTS AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 94923282

**PARCEL 3:**

EASEMENTS FOR INGRESS AND EGRESS OVER COMMON AREAS AS SHOWN IN DECLARATION RECORDED OCTOBER 28, AS DOCUMENT 94923280

Commonly known as: 3900 W. Bryn Mawr Avenue, Unit 302, Chicago, Illinois 60659

Parcel Identification Number: 13-02-300-005-1012

hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois, subject to the real estate taxes for 2016 and subsequent years, and covenants, conditions, restrictions, easements, encroachments, and other matters now of record.

Dated this 14 day of August, 2020.

 (Seal)  
ROSEMARY L. TIRIO

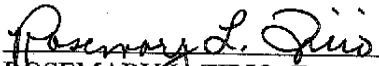
**REAL ESTATE TRANSFER TAX**

04-Sep-2020



<b>CHICAGO:</b>	0.00
<b>CTA:</b>	0.00
<b>TOTAL:</b>	0.00 *

Accepted this 14th day of August, 2020:

 (Seal)  
ROSEMARY L. TIRIO, Trustee  
ROSEMARY L. TIRIO Living Trust,  
Trust, dated August 14, 2020

13-02-300-005-1012 | 20200901688242 | 0-508-946-912

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

EXEMPT UNDER PROVISIONS OF PARAGRAPH (e) SECTION 31-45, REAL ESTATE TRANSFER ACT.

8/14/20  
DATE

  
REPRESENTATIVE

PREPARED BY and RETURN TO:

SEND SUBSEQUENT TAX BILLS TO:

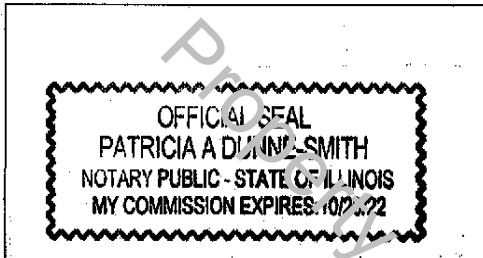
Eleonora "Lee" R. Holmes, Esq.  
309 W. Walnut Street, Unit A-2  
St. Charles, Illinois 60174

ROSEMARY L. TIRIO  
3900 W. Bryn Mawr Avenue, #302  
Chicago, IL 60659

# UNOFFICIAL COPY

STATE OF ILLINOIS            )  
  ) SS  
COUNTY OF KANE    )

I, the undersigned, a Notary Public in and for the said County, in the State aforesaid, DO HEREBY CERTIFY THAT ROSEMARY L. TIRIO, 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.



GIVEN UNDER my hand and notarial seal  
this 14 day of August, A.D. 2020  
*[Signature]*  
\_\_\_\_\_  
Notary Public  
My Commission Expires: 10/20/22

PREPARED BY and RETURN TO:

Eleonora "Lee" R. Holmes, Esq.  
309 W. Walnut Street, Unit A-2  
St. Charles, Illinois 60174

SEND SUBSEQUENT TAX BILLS TO:

ROSEMARY L. TIRIO  
3900 W. Bryn Mawr Avenue, #302  
Chicago, IL 60659

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## STATEMENT BY GRANTOR AND 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 August 14, 2020

Signature: Rosemary T. Tiro  
Grantor or Agent

Subscribed and sworn to before me  
By the said Rosemary Tiro  
This 14th day of August 14 2020  
Notary Public Michele Johanson



The grantee or his 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.

Date August 14, 2020

Signature: Rosemary T. Tiro  
Grantee or Agent

Subscribed and sworn to before me  
By the said Rosemary Tiro  
This 14th day of August 2020  
Notary Public Michele Johanson



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