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Doc# 2032634002 Fee \$88.00

EDWARD M. MOODY

COOK COUNTY RECORDER OF DEEDS

DATE: 11/23/2020 10:37 AM PG: 1 OF 4

QUIT CLAIM DEED

The GRANTOR, Village of Phoenix, an Illinois Municipal Corporation, of the County of Cook and State of Illinois, for and in consideration of TEN AND NO/100 DOLLARS, and other good and valuable consideration in hand paid, CONVEYS and QUIT CLAIMS to:

Dominique Majors
Major Element Group LLC,
1156 W. 104th Street,
Chicago, IL 60641

all interest in the following described Real Estate situated in the County of Cook in the State of Illinois, to wit:

LOTS 39, 40 AND 41 IN BLOCK 7 IN McMAHON'S ADDITION TO HARVEY, A SUBDIVISION OF PART OF LOT 7 OF RAVESLOOT'S SUBDIVISION OF LOTS 2, 3, 4, 5, 6, 7 AND 15 IN SCHOOL TRUSTEE'S SUBDIVISION OF SECTION 16, TOWNSHIP 36 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PTN: 29-16-127-072-0000; 29-16-127-073-0000; 29-16-127-074-0000

Commonly Known As: 650 East 155th Street, Phoenix, IL 60426

This is NOT homestead property.

to have and to hold unto said party of the second part said premises forever, together with all the appurtenances and privileges thereunto belonging or appertaining.

Subject to: Resolution Number 082520 passed the Village of Phoenix on 0-25, 2020, covenants, conditions, easements and restrictions of record and general real estate taxes for the year 2020 and subsequent years.

DATED this 31st day of July, 2020.

Exempt under provisions of Section 4, Paragraph B, Real Estate Transfer Tax Act.

Date: 7-31-20


Buyer, Seller or Representative

VILLAGE OF PHOENIX

By: 

Terry R. Wells, Mayor

Attest: 

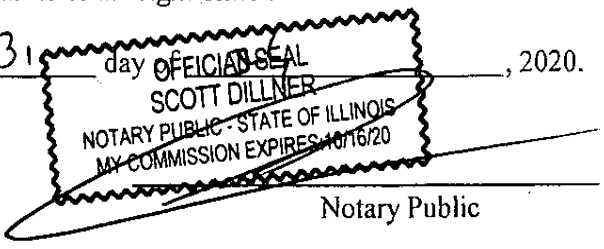
Lori Hagler, Village Clerk

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STATE OF ILLINOIS,)
)SS.
COUNTY OF COOK)

I, the undersigned, a Notary Public in and for said County and State aforesaid, DO HEREBY CERTIFY that **Terry R. Wells, Mayor, and Lori Hagler, Village Clerk, of the Village of Phoenix, an Illinois municipal corporation**, personally known to me to be the same persons whose names are subscribed to the above and 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 notarial seal this 31 day _____, 2020.



This instrument was prepared by:
Scott D. Dillner, Attorney at Law, 16231 Wausau, South Holland, IL 60473

Mail to:

Scott D. Dillner
16231 Wausau Ave
So. Holland IL 60473

Tax Bills to:

Dominique Majors
1156 W 104th Street
Chicago IL 60643

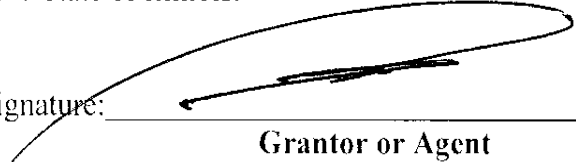
Property of Cook County Clerk's Office

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GRANTOR/GRANTEE STATEMENT

The Grantor or his/her Agent affirms that, to the best of his/her knowledge, the name of the Grantor shown on the Deed of 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: November 10, 2020.

Signature: 
Grantor or Agent

Subscribed and sworn to before me by the said Agent this 10 day of November, 2020.


Notary Public

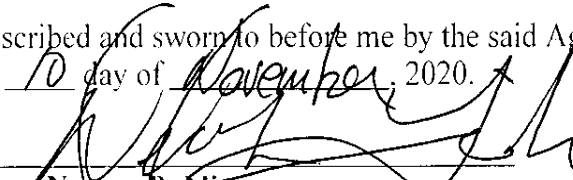


The Grantee or his/her Agent affirms and verifies that the name of the Grantee shown on the Deed of Assignment of Beneficial Interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, 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 and hold title to real estate under the laws of the State of Illinois.

Dated: November 10, 2020.

Signature: 
Grantee or Agent

Subscribed and sworn to before me by the said Agent this 10 day of November, 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.

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

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REAL ESTATE TRANSFER TAX

21-Nov-2020



COUNTY:	0.00
ILLINOIS:	0.00
TOTAL:	0.00

29-16-127-072-0000 | 20200701643814 | 0-039-815-136

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