

UNOFFICIAL COPY



Doc# 2033325002 Fee \$93.00
 RHSP FEE:\$9.00 RPRF FEE: \$1.00
 EDWARD M. MOODY
 COOK COUNTY RECORDER OF DEEDS
 DATE: 11/30/2020 10:15 AM PG: 1 OF 3

QUIT CLAIM DEED

This Document Prepared by
and after Recording Return to:

Jason L. Hurst
 Harrison & Held, LLP
 333 West Wacker Drive, Suite 1700
 Chicago, Illinois 60606

Mail Subsequent Tax Bills to:

Ryan K. Harding
 4734 S. Drexel Boulevard, Unit 3N
 Chicago, Illinois 60615

Commonly Known As:

4734 S. Drexel Boulevard, Unit 3N
 Chicago, Illinois 60615

P.I.N. 20-11-100-051-1005

THIS QUIT CLAIM DEED is made and effective as of the 3rd day of July, 2020, between **KIMBERLY A. HARDING**, divorced and not since remarried, whose address is 4919 S. Blackstone Avenue, Chicago Illinois 60615 ("Grantor"), and **RYAN K. HARDING**, divorced and not since remarried, whose address is 4734 S. Drexel Boulevard Unit 3N, Chicago, Illinois 60615 ("Grantee").

WITNESSETH, that Grantor, for and in consideration of the sum of TEN and 00/100 (\$10.00) Dollars, and other good and valuable consideration in hand paid by Grantee, the receipt and sufficiency of which is hereby acknowledged, does hereby CONVEY and QUIT CLAIM unto Grantee and to his heirs and assigns forever, all right, title and interest of Grantor in and to the real estate situated in the County of Cook and State of Illinois described as follows:

See Exhibit A, attached hereto and made a part hereof

(the "Property"), subject only to: 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; and general real estate taxes not due and payable.

TOGETHER with all and singular hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof, and all the estate, right, title, interest, claim or hereditaments and appurtenances whatsoever belonging to Grantor, unto Grantee and his successors and assigns FOREVER.

Grantor hereby expressly waives and releases any and all right or benefit under and by virtue of any and all statutes of the State of Illinois, providing for exemption of homesteads from sale on execution or otherwise.

S Y
 P 3
 S X
 M Yes
 SC X
 E NO
 INT AB

SIGNATURE PAGE FOLLOWS

REAL ESTATE TRANSFER TAX		25-Sep-2020
	COUNTY:	0.00
	ILLINOIS:	0.00
	TOTAL:	0.00

20-11-100-051-1005 | 20200901682332 | 0-832-083-424

REAL ESTATE TRANSFER TAX		03-Sep-2020
	CHICAGO:	427.50
	CTA:	171.00
	TOTAL:	598.50 *

20-11-100-051-1005 | 20200901682332 | 0-610-191-840

* Total does not include any applicable penalty or interest due

UNOFFICIAL COPY

IN WITNESS WHEREOF, Grantor has executed this Quit Claim Deed effective as of the date set forth above.

GRANTOR:



KIMBERLY A. HARDING

STATE OF ILLINOIS)
) SS
COUNTY OF COOK)

I, the undersigned, a Notary Public, in and for the County and State aforesaid, DO HEREBY CERTIFY, that KIMBERLY A. HARDING, personally known to me, and 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 she signed, sealed and delivered the said instrument as her free and voluntary act, for the uses and purposes therein set forth.

Given under my hand and notarial seal as of 3 July, 2020

Notary Public

Commission expires: Dec 10 2020



UNOFFICIAL COPY

EXHIBIT A LEGAL DESCRIPTION

PARCEL 1:

UNIT NO. 3N IN THE ELLINGTON MANOR CONDOMINIUM II, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:

LOT 10 IN HALES RESUBDIVISION OF LOTS 1, 4, 5, 8 AND 9 IN THE EAST 1/2 OF BLOCK 2 IN DREXEL AND SMITH'S SUBDIVISION OF THE WEST 1/2 OF THE SOUTHWEST 1/4 AND THE WEST 1/2 OF THE WEST 1/2 OF THE SOUTHWEST 1/4 OF SECTION 11, TOWNSHIP 38 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS. WHICH SURVEY IS ATTACHED AS EXHIBIT "A" TO THE DECLARATION OF CONDOMINIUM RECORDED DECEMBER 4, 2001 AS DOCUMENT NUMBER 0011136440; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY, ILLINOIS.

PARCEL 2:

EASEMENT FOR THE BENEFIT OF PARCEL 1 AS SET FORTH IN DECLARATION OF CONDOMINIUM RECORDED DECEMBER 4, 2001 AS DOCUMENT 0011136440 AND CREATED BY DEED MADE BY STATE BANK OF COUNTRYWIDE AS TRUSTEE UNDER TRUST AGREEMENT DATED MAY 2, 2001 KNOWN AS TRUST NUMBER 01-2291, FOR PARKING PURPOSES IN PARKING SPACE P-6 IN COOK COUNTY, ILLINOIS.

Commonly Known As: 4734 S. Drexel Boulevard Unit 3N
Chicago, Illinois 60615

P.I.N. 20-11-100-051-1005