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QUIT CLAIM DEED

Doc# 2102541023 Fee \$93.00

RHSP FEE:\$9.00 RPRF FEE: \$1.00

KAREN A. YARBROUGH

COOK COUNTY CLERK

DATE: 01/25/2021 03:15 PM PG: 1 OF 4

ILLINOIS

Above Space for Recorder's Use Only

THE GRANTOR(s), Nicole M. Diestel, formerly known as Nicole M. Marino, married to James Diestel, of the City of Chicago, County of Cook, State of Illinois, for and in consideration of TEN and 00/100 DOLLARS, and other good and valuable considerations in hand paid, CONVEY(s) and QUIT CLAIM(s) to James Diestel and Nicole M. Diestel, Husband and Wife, not as tenants in common or joint tenants, but as Tenants by the Entirety, of 921 N. Kingsbury Street, Unit 921, Chicago, Illinois, the following described Real Estate situated in the County of Cook, in the State of Illinois, to wit: *(See page 2 for legal description attached here to and made part hereof)*, hereby releasing and waiving all rights under and by virtue of the Homestead Exemption Laws of the State of Illinois.

SUBJECT TO: General taxes not yet due and payable, and subsequent years; covenants, conditions and restrictions of record, encumbrances of record, if any.

Permanent Real Estate Index Number(s): 17-04-322-022-1009 and 17-04-322-022-1117.

Address of Real Estate: 921 N. Kingsbury Street, Unit 921, Chicago, Illinois, 60610

DATED THIS 2 DAY OF October, 2020.

Nicole M. Diestel
Nicole M. Diestel, formerly known as:

Nicole M. Marino
Nicole M. Marino

State of Illinois, County of DuPage ss. I, the undersigned, a Notary Public in and for said County, in the State aforesaid, DO HEREBY CERTIFY that, Nicole M. Diestel, formerly known as Nicole Marino, known to me to be the same person(s) whose name(s) is (are) subscribed to the foregoing instrument, appeared before me this day in person, and acknowledged that he/she (they) signed, sealed and delivered the said instrument as his/her(their) free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Signed and Sealed before me this 2nd day of October, 2020.

Given under my hand and official seal:

Carrie S. Straka

Notary Public





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LEGAL DESCRIPTION

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For the premises commonly known as 921 N. Kingsbury Street, Unit 921, Chicago, Illinois, 60610.


SEE ATTACHED EXHIBIT "A" - LEGAL DESCRIPTION RIDER

| REAL ESTATE TRANSFER TAX | | 15-Dec-2020 |
|---|---|---------------|
|  |  | COUNTY: 0.0 |
| | | ILLINOIS: 0.0 |
| | | TOTAL: 0.0 |
| 17-04-322-022-1009 20201101654714 1-132-761-051 | | |

This conveyance is exempt under the provisions of Para. E, Sec. 31-45, Real Estate Transfer Tax Law, 35 ILCS 200/31-45.

Date: 10/21/2020

Seller, Buyer or Representative [Signature]

| REAL ESTATE TRANSFER TAX | | 12-Nov-2020 |
|---|--|---------------|
|  | | CHICAGO: 0.00 |
| | | CTA: 0.00 |
| | | TOTAL: 0.00 * |
| 17-04-322-022-1009 20201101654714 0-014-576-608 | | |

* Total does not include any applicable penalty or interest due

| | | |
|---|--|---|
| This instrument was prepared by: Nicole M. Diestal Diestel 921 N Kingsbury St Unit 921 Chicago, IL 60610 | Mail Tax Bills To: Nicole M. Diestal Diestel James Diestel 921 N Kingsbury St Unit 921 Chicago, IL 60610 | After Recording Mail To: Nicole M. Diestal Diestel James Diestel 921 N Kingsbury St Unit 921 Chicago, IL 60610 Return to Robyn Stieglitz Bob S. Meyers Ed Suite 228 Cambridge Terrace IL 60811 |
|---|--|---|

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Return to:

Loop Clerking Service, Inc.
77 W Washington St. Ste 1414
Chicago IL 60602
312-508-5565

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LEGAL DESCRIPTION RIDER

EXHIBIT "A"

UNIT 921 AND UNIT GU-37 IN THE RIVER VILLAGE TOWNHOMES SOUTH CONDOMINIUMS, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED PROPERTY:

PARCEL 1: LOTS 1, 2, 3, 4, 5, 6, 7, 8 AND 9 (EXCEPT FROM SAID LOT 9, THE EASTERLY 10.00 FEET DEDICATED FOR ALLEY), THE NORTH 1/2 OF LOT 15, ALSO LOTS 16, 17, 18, 19, 20 AND 21 (EXCEPTING FROM SAID LOT 21, THE SOUTHERLY 20.00 FEET OF THE NORTHERLY 45.00 FEET DEDICATED FOR ALLEY); LOTS 22, 23 AND 24, ALSO ALL OF VACATED ALLEY, LYING EASTERLY OF LOTS 5 TO 8, (VACATED PURSUANT TO DOCUMENT RECORDED APRIL 27, 1927 IN BOOK 13299 PAGES 362 THROUGH 364), ALL IN BLOCK 94 IN ELSTON'S ADDITION TO CHICAGO, IN SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS.

PARCEL 2: ALL OF THE NORTHEASTERLY/SOUTHWESTERLY 20-FOOT PUBLIC ALLEY DEDICATED AND RECORDED IN THE OFFICE OF THE RECORDER OF DEEDS OF COOK COUNTY, ILLINOIS, ON MAY 3, 1917 AS DOCUMENT 6103152, BEING THE SOUTHEASTERLY 20.00 FEET OF THE NORTHWESTERLY 45.00 FEET OF LOT 21 IN BLOCK 94 OF ELSTON'S ADDITION TO CHICAGO IN SECTION 4 AND SECTION 5, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN; ALSO ALL OF THE NORTHWESTERLY/SOUTHEASTERLY 20-FOOT VACATED ALLEY, (VACATED PURSUANT TO DOCUMENT NUMBER 18467184 RECORDED MAY 7, 1962); LYING NORTHEASTERLY OF AND ADJOINING THE NORTHEASTERLY LINE OF LOTS 1 TO 4, BOTH INCLUSIVE, LYING SOUTHWESTERLY OF AND ADJOINING THE SOUTHWESTERLY LINE OF LOTS 21 TO 24, BOTH INCLUSIVE, AND LYING NORTHWESTERLY OF AND ADJOINING A LINE DRAWN FROM THE SOUTHEASTERLY CORNER OF SAID LOT 21, ALL IN BLOCK 94 OF ELSTON'S ADDITION TO CHICAGO, AFORESAID, IN COOK COUNTY, ILLINOIS.

PARCEL 3: THE SOUTH HALF OF LOT 15 IN BLOCK 94 IN ELSTON'S ADDITION TO CHICAGO IN THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 4, TOWNSHIP 39 NORTH, RANGE 14, EAST OF THE THIRD PRINCIPAL MERIDIAN, IN COOK COUNTY, ILLINOIS; WHICH SURVEY IS ATTACHED TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT 0416839081, AS MAY BE AMENDED, TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS.

PARCEL 4: THE EXCLUSIVE RIGHT TO THE USE OF STORAGE SPACE S-84, A LIMITED COMMON ELEMENT, AS DELINEATED ON THE SURVEY ATTACHED TO THE DECLARATION AFORESAID RECORDED AS DOCUMENT 0416839081.

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GRANTOR/GRANTEE AFFIDAVIT: STATEMENT BY GRANTOR AND GRANTEE

AS REQUIRED BY §55 ILCS 5/3-5020 (from Ch. 34, par. 3-5020)

GRANTOR SECTION

The **GRANTOR** or her/his agent, affirms that, to the best of her/his knowledge, the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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 another 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: Oct 02, 2020

SIGNATURE: [Signature]
GRANTOR or AGENT

GRANTOR NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTOR signature.

Subscribed and sworn to before me, Name of Notary Public:

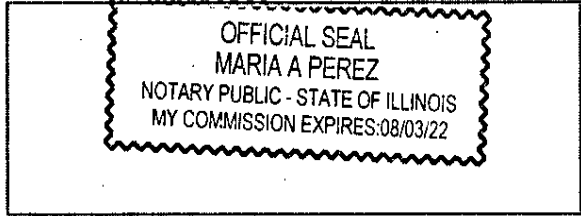
MARIA A PEREZ

By the said (Name of Grantor): Nicole M Diestel

On this date of: 10 02, 2020

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



GRANTEE SECTION

The **GRANTEE** or her/his agent affirms and verifies that the name of the **GRANTEE** shown on the deed or assignment of beneficial interest (**ABI**) 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: 10 02, 20

SIGNATURE: [Signature]
GRANTEE or AGENT

GRANTEE NOTARY SECTION: The below section is to be completed by the NOTARY who witnesses the GRANTEE signature.

Subscribed and sworn to before me, Name of Notary Public:

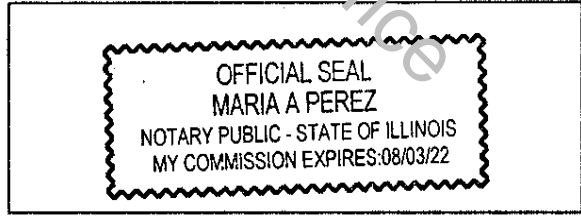
MARIA A PEREZ

By the said (Name of Grantee): James Diestel

On this date of: 10 02, 20

NOTARY SIGNATURE: [Signature]

AFFIX NOTARY STAMP BELOW



CRIMINAL LIABILITY NOTICE

Pursuant to Section **55 ILCS 5/3-5020(b)(2)**, 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 the **Illinois Real Estate Transfer Act: (35 ILCS 200/Art. 31)**)